

\$850,000 - 439 Parkview Crescent Se, Calgary

MLS® #A2258048

\$850,000

4 Bedroom, 3.00 Bathroom, 1,497 sqft

Residential on 0.13 Acres

Parkland, Calgary, Alberta

Welcome to Parkland â€” a tree-lined community on the edge of Fish Creek Park where timeless architecture, thoughtful updates, and natural surroundings create an atmosphere of classic appeal and everyday livability.

This bungalow balances character with modern enhancements, beginning with charming curb appeal defined by refreshed landscaping with new sod (2025) and an updated exterior finished with Hardie board siding and shake. A welcoming front yard and backyard oasis are designed for morning coffee or evening conversation. Inside, the layout highlights a living room anchored by a double-sided gas fireplace with a newly refreshed fascia. Adjacent, the family room/bonus space offers flexibilityâ€”perfect as a cozy retreat, office area, or gathering spaceâ€”with doors that open directly to the south facing backyard and deck.

The kitchen, bright and inviting, pairs stainless steel appliances with granite counters and a spacious breakfast nook that connects seamlessly to the outdoor living space. Here, a large rear deck, fenced yard with raised planters, and a double detached garage create a private retreat that balances relaxation and practicality.

With outstanding sun exposure throughout the day, this home is filled with natural light and



warmth. Nestled on one of the quietest streets in Parkland and just steps from the ridge and Fish Creek Park, the location offers both tranquility and convenience rarely found together.

Recent improvements bring a fresh sense of comfort: new vinyl laminate flooring installed in 2024, updated paint throughout the main living areas and primary bedroom, and built-in details that add refinement and utility. The main floor offers two bedrooms, including a primary with double closets and a four-piece ensuite, alongside a second full bath.

The fully finished basement extends the living space with a large recreation room, two additional bedrooms, a beautifully finished bathroom, dedicated laundry, and ample storage.

Steps from Fish Creek Park, community pathways, and Park 96â€™with year-round recreationâ€™this home is also within easy reach of schools, shopping, and transit. Parklandâ€™s reputation as a lush, family-friendly community with unmatched access to amenities makes this bungalow an exceptional opportunity.

Built in 1975

Essential Information

MLS® #	A2258048
Price	\$850,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,497
Acres	0.13
Year Built	1975
Type	Residential

Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	439 Parkview Crescent Se
Subdivision	Parkland
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2J4N8

Amenities

Amenities	Park, Playground, Recreation Facilities, Clubhouse
Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

Interior

Interior Features	Granite Counters, Skylight(s), Storage
Appliances	Central Air Conditioner, Dishwasher, Electric Stove, Garage Control(s), Garburator, Microwave, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room, Gas, Living Room, Den, Double Sided
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Yard
Lot Description	Back Lane, Back Yard, Front Yard, Landscaped, Lawn
Roof	Asphalt Shingle
Construction	Brick, Wood Frame, Cement Fiber Board, Shingle Siding
Foundation	Poured Concrete

Additional Information

Date Listed	September 18th, 2025
-------------	----------------------

Days on Market	8
Zoning	R-CG
HOA Fees	200
HOA Fees Freq.	ANN

Listing Details

Listing Office Century 21 Bamber Realty LTD.

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.