

\$499,000 - 54 Crestridge Common Sw, Calgary

MLS® #A2235799

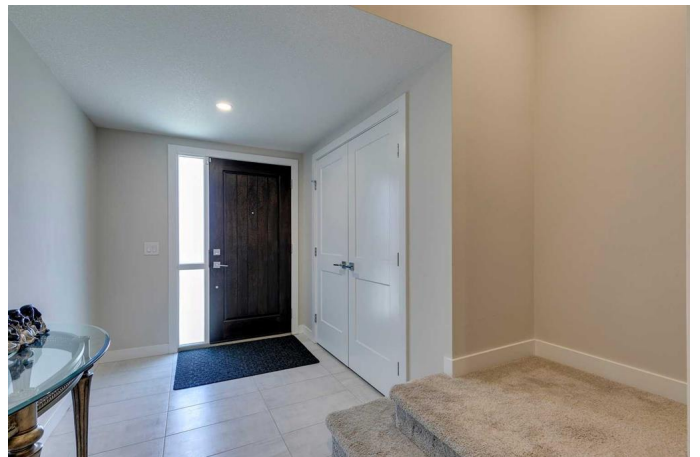
\$499,000

2 Bedroom, 3.00 Bathroom, 1,447 sqft

Residential on 0.03 Acres

Crestmont, Calgary, Alberta

Modern 2-Bedroom Townhouse for Sale in Crestmont SW Calgary | Steps to Nature & Quick Access to Downtown and the Rockies. Discover the perfect combination of modern design, natural beauty, and everyday convenience in this beautifully finished 2-bedroom, 2.5-bathroom townhouse in Calgary's sought-after Crestmont community. Located in the city's prestigious southwest, this stylish home is ideal for first-time buyers, downsizers, or investors seeking a low-maintenance lifestyle in a peaceful, family-friendly neighbourhood. Step inside and experience the bright, open-concept main floor, where large windows fill the space with natural light. The contemporary kitchen is a chef's dream, featuring quartz countertops, sleek cabinetry, stainless steel appliances, and an oversized island—perfect for casual dining or entertaining guests. The spacious living and dining areas flow effortlessly to a private balcony, ideal for morning coffee or relaxing with sunset views. Upstairs, you'll find two generously sized bedrooms, each with its own full bathroom. The primary suite offers a tranquil retreat with a walk-in closet and a modern 4-piece ensuite. The second bedroom also includes a 4-piece bathroom, making it ideal for guests, roommates, or growing families. A convenient main-floor powder room adds extra functionality. This well-maintained townhouse is just a short walk from the Crestmont Community Centre, offering a



splash park, playgrounds, walking trails, and year-round amenities. You're also just minutes from top-rated schools, Aspen Landing and West Springs shopping and dining, and major commuter routes. Outdoor enthusiasts will love being just 10 minutes from Winsport/Canada Olympic Park and less than an hour from the Rocky Mountains via direct access to Highway 1. Whether you're looking to live, rent, or invest, this move-in ready Crestmont townhouse offers unbeatable value, modern comforts, and one of Calgary's most scenic locations. Don't miss this opportunity—schedule your private showing today!

Built in 2019

Essential Information

MLS® #	A2235799
Price	\$499,000
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,447
Acres	0.03
Year Built	2019
Type	Residential
Sub-Type	Row/Townhouse
Style	3 Storey
Status	Active

Community Information

Address	54 Crestridge Common Sw
Subdivision	Crestmont
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3B 6J5

Amenities

Amenities	Other
Parking Spaces	2
Parking	Single Garage Attached
# of Garages	1

Interior

Interior Features	Closet Organizers, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave, Oven, Refrigerator, Tankless Water Heater, Washer/Dryer, Electric Oven
Heating	Forced Air, Natural Gas
Cooling	None
Basement	None

Exterior

Exterior Features	Balcony
Lot Description	Low Maintenance Landscape
Roof	Asphalt Shingle
Construction	Concrete, Stone, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	July 2nd, 2025
Days on Market	18
Zoning	DC
HOA Fees	365
HOA Fees Freq.	ANN

Listing Details

Listing Office	Real Broker
----------------	-------------

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.