

\$517,500 - 256 Fresno Place Ne, Calgary

MLS® #A2262798

\$517,500

3 Bedroom, 4.00 Bathroom, 1,230 sqft

Residential on 0.11 Acres

Monterey Park, Calgary, Alberta

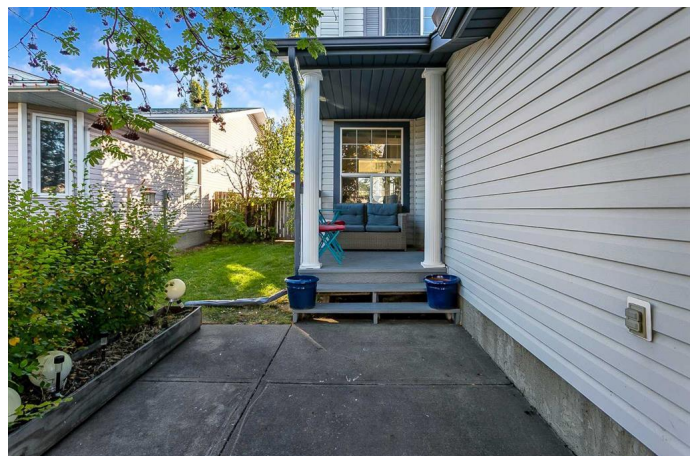
**** PRICE ADJUSTED **** Welcome to the perfect family home nestled on a quiet cul-de-sac in the heart of Monterey Park. With over 1,229 sq ft above grade, plus a finished basement, this well-maintained 3-bedroom, 3.5-bathroom detached home offers space, comfort, and convenience for growing families. Step inside to an inviting open-concept main floor featuring a bright living room, spacious dining area, and a functional kitchen with pantry – perfect for family meals and gatherings. Upstairs, you’ll find two generously sized bedrooms, both including full bathroom ensuites - one with a 3-piece ensuite and walk-in closet, and a second with 4-piece and walk in closet. Plenty of upstairs storage areas as well as convenient upper-level laundry room.

The basement offers a cozy family room, additional bedroom, 3-piece bath, and extra storage – ideal for teens, guests, or a home office setup.

Outside, enjoy your own fully fenced, private oasis with a beautifully landscaped, treed lot, fruit trees, and direct access to green space out back. The pergola-covered rear deck, and fire pit create the perfect setting for outdoor family fun and relaxation.

****Additional features include:**

- * Double attached garage (plus driveway parking)
- * Central air conditioning
- * Newer Roof, Hot Water Tank (2020)
- * Family-friendly community with parks,



playgrounds, schools & walking paths just steps away

- * NEW Vinyl Plank flooring throughout (2025)
- * NEW Appliance package (2025)

Located minutes from shopping, public transit, and major roads, this home checks all the boxes for your next family move.

Built in 1995

Essential Information

MLS® #	A2262798
Price	\$517,500
Bedrooms	3
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,230
Acres	0.11
Year Built	1995
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	256 Fresno Place Ne
Subdivision	Monterey Park
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T1Y 6Y3

Amenities

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	Laminate Counters, Open Floorplan, Pantry, See Remarks
Appliances	Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Garage Control(s), Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	Central Air
Has Basement	Yes
Basement	Full

Exterior

Exterior Features	Fire Pit, Other, Private Yard
Lot Description	Backs on to Park/Green Space, Cul-De-Sac, Fruit Trees/Shrub(s), Landscaped, Level, Rectangular Lot, Treed
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	October 10th, 2025
Days on Market	28
Zoning	R-CG

Listing Details

Listing Office	The Real Estate District
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