

# \$798,000 - 156 Gordon Drive Sw, Calgary

MLS® #A2223384

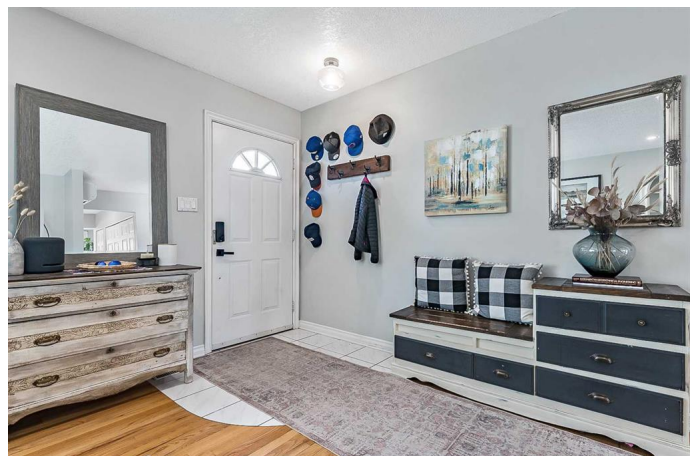
**\$798,000**

4 Bedroom, 2.00 Bathroom, 1,207 sqft

Residential on 0.11 Acres

Glamorgan, Calgary, Alberta

Generously Sized Bungalow, Fantastic Location, Abundant Lot, with Plenty of Updates + Much More! This is your chance to enter into the Exclusive Community of Glamorgan. Established in 1958, this community needs no introduction as it embraces large mature lots with a wholesome community atmosphere. Conveniently located, this home is not too far from Richmond Square, Westhills Shopping Plaza, Schools, the Glenmore Reservoir & DT Calgary. Visit the mountains with ease by accessing 22x in 2 minutes & driving West. When visiting this sizeable Bungalow, you will immediately experience a Stucco/Brick exterior that provides a pleasant curb appeal & hones a home sweet home feel! The lot is a great size & has been allocated accordingly to create your perfect outdoor retreat at home. Enter & be greeted with 1207 Sq Ft of ample space on the main floor that contributes a designated family room, flowing through to the open concept kitchen/dining room & the 3 bedrooms/bathroom. Appreciate the comforts of a book while warming by the wood burning fireplace in the family room; enjoy the openness of the kitchen/dining room with floor to ceiling west facing windows that can't say no to light; Cook like a pro with a gas range stove; enjoy a coffee in the morning in the private west facing backyard; experience the comforts of home with 3 bedrooms above grade. This home truly provides it all! There is a back mudroom area that is a great access



point from the garage. The basement is a defined 980 Sq Ft & presents a 4th bedroom, a large renovated bathroom, a detailed space for recreational activities, storage & a media room with a notable gas fire place. This property has been well maintained during the owners tenure. Notable Updates Include: Main Floor Heat Pump (2023), New Fridge & Dishwasher (2023), New Washer/Dryer & Water Softener (2019), Kitchen Cabinets Painted & New Hood Range (2024), Basement Bathroom Fully Updated (2024) & the Exterior Painted (2020). To cap it all off, the double detached garage is heated & will serve you well in the winter time. Its safe to say its easier to appreciate all this house has to offer in person. Come take a look!

Built in 1959

**Essential Information**

MLS® #	A2223384
Price	\$798,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,207
Acres	0.11
Year Built	1959
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

**Community Information**

Address	156 Gordon Drive Sw
Subdivision	Glamorgan
City	Calgary
County	Calgary
Province	Alberta

Postal Code T3E 5A8

### Amenities

Parking Spaces 2

Parking Double Garage Detached, Heated Garage, Off Street, Secured, Alley Access

# of Garages 2

### Interior

Interior Features Built-in Features, Kitchen Island, Vinyl Windows

Appliances Dishwasher, Gas Range, Range Hood, Refrigerator, Washer/Dryer Stacked, Window Coverings

Heating Forced Air, Heat Pump

Cooling Other, Wall Unit(s)

Fireplace Yes

# of Fireplaces 2

Fireplaces Basement, Family Room, Gas, Wood Burning

Has Basement Yes

Basement Finished, Full

### Exterior

Exterior Features Private Yard

Lot Description Back Lane, Back Yard, Front Yard, Landscaped, Lawn, Street Lighting

Roof Asphalt Shingle

Construction Brick, Stucco

Foundation Poured Concrete

### Additional Information

Date Listed May 22nd, 2025

Days on Market 14

Zoning R-CG

### Listing Details

Listing Office Century 21 Foothills Real Estate

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