

# \$779,000 - 74 Deermont Road Se, Calgary

MLS® #A2230566

**\$779,000**

4 Bedroom, 5.00 Bathroom, 2,574 sqft

Residential on 0.15 Acres

Deer Ridge, Calgary, Alberta

This beautifully updated estate home in Calgary's sought-after Deer Ridge Estates offers the perfect balance of space, style, and functionality—ideal for family living and entertaining.

The heart of the home is the chef's kitchen with premium appliances (induction cooktop, convection oven) was updated in 2016 flows seamlessly into a bright, open living room. The dining room and separate family room make this home an entertainer's dream. Step outside to a spacious, newly built deck, complete with gas BBQ & firepit hookups and reinforcements for a hot tub—perfect for summer gatherings. The oversized lot, and low-maintenance artificial turf and underground sprinklers ensure easy outdoor living for the whole family.

Upstairs, the primary suite features a 4-piece ensuite with a massive jetted tub, 2 closets, and abundant natural light. A second Primary bedroom boasts a bay window, another 4-piece ensuite and a walk-in closet. Bedrooms three and four share a renovated 4-piece bath and all four bedrooms have brand new carpet.

The finished basement adds to the space here with a rec room (that includes a pool table), media space, a second den, and a flex space. Mechanically the home has dual furnaces, dual hot-water heaters, two gas fireplaces, and main-floor laundry with extra storage. The oversized double garage has plenty of storage space, and room for larger vehicles, bikes, and



all your outdoor gear.

Conveniently located on a quiet street near parks, schools, shopping, and Fish Creek Park. This home is walking distance to Don Bosco School, Wilma Hansen School, Horizon Academy Preschool and the Deer Run Community Centre. Fresh Paint makes it move-in ready with nothing left to do but enjoy!

Built in 1980

### Essential Information

MLS® #	A2230566
Price	\$779,000
Bedrooms	4
Bathrooms	5.00
Full Baths	4
Half Baths	1
Square Footage	2,574
Acres	0.15
Year Built	1980
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	74 Deermont Road Se
Subdivision	Deer Ridge
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2J5T5

### Amenities

Parking Spaces	4
Parking	Double Garage Attached, Driveway, Garage Door Opener, Garage Faces Front, Off Street, Oversized
# of Garages	2

## Interior

Interior Features	Breakfast Bar, French Door, High Ceilings, Jetted Tub, Kitchen Island, No Smoking Home, Quartz Counters, Storage
Appliances	Central Air Conditioner, Convection Oven, Dishwasher, Dryer, Garage Control(s), Induction Cooktop, Microwave, Range Hood, Refrigerator, See Remarks, Washer, Window Coverings
Heating	Fireplace(s), Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Basement, Gas, Living Room
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	BBQ gas line, Private Yard
Lot Description	Back Yard, City Lot, Front Yard, Low Maintenance Landscape, Private, See Remarks, Street Lighting, Underground Sprinklers
Roof	Asphalt Shingle
Construction	Brick, Concrete, Wood Siding
Foundation	Poured Concrete

## Additional Information

Date Listed	June 12th, 2025
Days on Market	2
Zoning	R-CG

## Listing Details

Listing Office	Coldwell Banker Mountain Central
----------------	----------------------------------

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.