

# \$798,000 - 88 Glenpatrick Drive Sw, Calgary

MLS® #A2219284

**\$798,000**

4 Bedroom, 2.00 Bathroom, 909 sqft

Residential on 0.13 Acres

Glenbrook, Calgary, Alberta

Welcome to this beautifully renovated 4-bedroom, 2-bathroom bungalow in the highly sought-after community of Glenbrook. Offering over 1,730 sq ft of thoughtfully designed living space, this home is move-in ready just in time for summer. Enjoy abundant sunlight in the spacious west-facing backyard, perfect for relaxing or entertaining. The main level features an open-concept layout with a generous living and dining area that flows seamlessly into the updated kitchen. Here, you'll find brand-new cabinetry, a large island, and a bright window overlooking the backyard. Two well-sized bedrooms and a full bathroom complete the main floor. A separate entrance leads to the fully finished basement, which includes newer carpet, baseboards, windows, doors, closets, light fixtures, and a modern bathroom. You'll also find two additional bedrooms, ideal for guests, a home office, or extended family. The backyard, once home to a pool, has been thoughtfully reimagined with a new composite deck—perfect for summer gatherings and expanding your outdoor living space. Located close to Glenbrook School, parks, and shopping plazas, this home combines convenience with comfort.

Built in 1960

## Essential Information

MLS® #                   A2219284

Price                     \$798,000



Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	909
Acres	0.13
Year Built	1960
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### Community Information

Address	88 Glenpatrick Drive Sw
Subdivision	Glenbrook
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3E 4L6

### Amenities

Parking Spaces	5
Parking	Single Garage Detached
# of Garages	1

### Interior

Interior Features	Quartz Counters, See Remarks
Appliances	Dishwasher, Electric Stove, Microwave, Range Hood, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Fire Pit, Private Yard
Lot Description	Back Lane, Back Yard, City Lot, Gentle Sloping, Landscaped, Reverse Pie Shaped Lot
Roof	Asphalt Shingle
Construction	Composite Siding

Foundation                  Poured Concrete

### **Additional Information**

Date Listed                  May 9th, 2025

Days on Market            54

Zoning                        R-CG

### **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.