

# \$539,900 - 226 Scenic Acres Terrace Nw, Calgary

MLS® #A2234427

**\$539,900**

3 Bedroom, 3.00 Bathroom, 1,573 sqft

Residential on 0.00 Acres

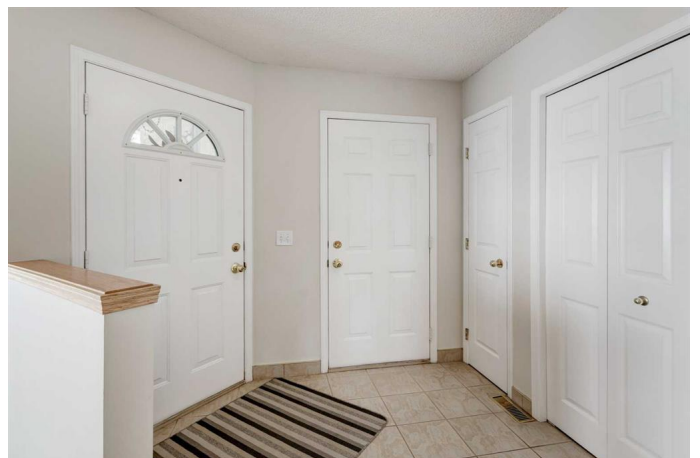
Scenic Acres, Calgary, Alberta

Welcome to this beautifully maintained end-unit townhouse in desirable Scenic Acres! This home offers panoramic mountain views & a sun-soaked south-facing backyard & mountain views. The main floor offers a spacious kitchen with ample counter space & cabinetry, perfect for cooking & entertaining. The bright, open-concept living room features large windows, a cozy gas fireplace, & direct access to the balcony—ideal for relaxing or enjoying the view. A formal dining area adds a touch of elegance. Upstairs, the king-sized primary retreat impresses with a large walk-in closet & a private 4-piece ensuite. Two additional generously sized bedrooms—one with a custom Murphy bed—all feature upgraded closet organizers. The fully finished walkout basement has a spacious rec room & convenient laundry area—perfect for family living or entertaining. Additional features include a newer hot water tank & an oversized single attached garage. Stylish, functional, and move-in ready! You™ll love living here!!

Built in 1993

## Essential Information

|            |           |
|------------|-----------|
| MLS® #     | A2234427  |
| Price      | \$539,900 |
| Bedrooms   | 3         |
| Bathrooms  | 3.00      |
| Full Baths | 2         |



|                |               |
|----------------|---------------|
| Half Baths     | 1             |
| Square Footage | 1,573         |
| Acres          | 0.00          |
| Year Built     | 1993          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 2 Storey      |
| Status         | Active        |

### Community Information

|             |                             |
|-------------|-----------------------------|
| Address     | 226 Scenic Acres Terrace Nw |
| Subdivision | Scenic Acres                |
| City        | Calgary                     |
| County      | Calgary                     |
| Province    | Alberta                     |
| Postal Code | T3B 4X8                     |

### Amenities

|                |                                   |
|----------------|-----------------------------------|
| Amenities      | Visitor Parking                   |
| Parking Spaces | 2                                 |
| Parking        | Oversized, Single Garage Attached |
| # of Garages   | 1                                 |

### Interior

|                   |                                                                           |
|-------------------|---------------------------------------------------------------------------|
| Interior Features | Closet Organizers, Storage                                                |
| Appliances        | Dishwasher, Dryer, Electric Stove, Refrigerator, Washer, Window Coverings |
| Heating           | Forced Air                                                                |
| Cooling           | None                                                                      |
| Fireplace         | Yes                                                                       |
| # of Fireplaces   | 1                                                                         |
| Fireplaces        | Gas                                                                       |
| Has Basement      | Yes                                                                       |
| Basement          | Finished, Full, Walk-Out                                                  |

### Exterior

|                   |                 |
|-------------------|-----------------|
| Exterior Features | Balcony         |
| Lot Description   | Lawn            |
| Roof              | Asphalt Shingle |

|              |                           |
|--------------|---------------------------|
| Construction | Brick, Stucco, Wood Frame |
| Foundation   | Poured Concrete           |

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | June 26th, 2025 |
| Days on Market | 4               |
| Zoning         | M-CG d25        |

**Listing Details**

|                |              |
|----------------|--------------|
| Listing Office | RE/MAX First |
|----------------|--------------|

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