

# \$649,900 - 7 Bernard Court Nw, Calgary

MLS® #A2248242

**\$649,900**

3 Bedroom, 3.00 Bathroom, 1,720 sqft  
Residential on 0.10 Acres

Beddington Heights, Calgary, Alberta

Open House Saturday October 25, 2-4PM.  
Beautifully reconfigured 4-level split with bright, open living spaces, newer windows throughout, real hardwood floors, updated lighting, and elegant French doors.

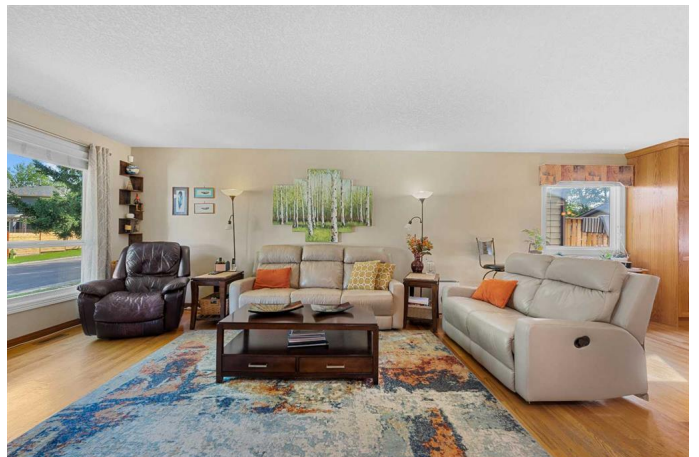
The open concept oak kitchen features an island with eating bar and ample storage including built in pot drawers, pantry and corner china cabinet in the dining room.

Huge primary suite with double closets and updated ensuite offering a large stand up shower with stunning tile surround and stone countertop.

The walkout level is open to the above dining area and features a built in with wood-burning fireplace feature and easy access to the attached garage.

French doors lead to the west-facing backyard. The yard is an outdoor oasis—private, treed, and landscaped—with a newer two-level Dura Deck offering walkout access from both the dining room and the family room.

The large shed with alley access offers an oversized garage-style door perfect for loading outdoor equipment including quads or snowmobiles. Parking Pad can accommodate up to a 22 foot trailer. New asphalt shingles on house and shed.



Basement level includes a large recreation room with tons of storage including a crawl space, and laundry room with updated appliances and shelving. The Layout and Configuration of this home could offer great potential for a secondary legal or illegal suite development.

Built in 1981

**Essential Information**

|                |               |
|----------------|---------------|
| MLS® #         | A2248242      |
| Price          | \$649,900     |
| Bedrooms       | 3             |
| Bathrooms      | 3.00          |
| Full Baths     | 2             |
| Half Baths     | 1             |
| Square Footage | 1,720         |
| Acres          | 0.10          |
| Year Built     | 1981          |
| Type           | Residential   |
| Sub-Type       | Detached      |
| Style          | 4 Level Split |
| Status         | Active        |

**Community Information**

|             |                    |
|-------------|--------------------|
| Address     | 7 Bernard Court Nw |
| Subdivision | Beddington Heights |
| City        | Calgary            |
| County      | Calgary            |
| Province    | Alberta            |
| Postal Code | T3K 2B3            |

**Amenities**

|                |                        |
|----------------|------------------------|
| Parking Spaces | 1                      |
| Parking        | Single Garage Attached |

# of Garages 1

## Interior

Interior Features Built-in Features, Ceiling Fan(s), Central Vacuum, Closet Organizers  
Appliances Dishwasher, Dryer, Electric Stove, Microwave, Range Hood, Refrigerator, Washer, Window Coverings  
Heating Forced Air  
Cooling None  
Fireplace Yes  
# of Fireplaces 1  
Fireplaces Wood Burning  
Has Basement Yes  
Basement Finished, Full

## Exterior

Exterior Features Storage  
Lot Description Back Lane, Back Yard, Rectangular Lot, Treed  
Roof Asphalt Shingle  
Construction Brick, Metal Siding  
Foundation Poured Concrete

## Additional Information

Date Listed August 13th, 2025  
Days on Market 68  
Zoning R-CG

## Listing Details

Listing Office CIR Realty

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