

\$740,000 - 63 La Valencia Gardens Ne, Calgary

MLS® #A2222080

\$740,000

5 Bedroom, 4.00 Bathroom, 2,345 sqft

Residential on 0.10 Acres

Monterey Park, Calgary, Alberta

OPEN HOUSE SUNDAY August 10 2025
FROM 2pm TO 4pm. Rare find exceptional
nice 2 story home with 5 BEDROOMS on
upper level. Master bedroom has 5pc ensuite
bath with jetted tub, separate standing shower
and walk-in closet with mirror door. Parquet
flooring in living, dining rooms and master
bedroom. Laminate flooring throughout the
main floor and the 2nd floor except the
stairway (with carpet). Huge family room with
bookshelves and French door leading to the
deck. Nice balcony off the master bedroom on
upper floor. Basement fully developed with
illegal suite (kitchen), spacious recreation
room, 3pc bathroom, storage room and den
(just like a bedroom with a window but with no
closet). The Poly B pipes of the entire house
were replaced by the white PEX pipes. The
fully fenced back yard is completed with a
good sized deck, ideal for relaxing,
entertaining and summer gatherings. Water
heater tank just got replaced by a brand new
one on May 17 2025. Close to school.

Built in 1989

Essential Information

MLS® #	A2222080
Price	\$740,000
Bedrooms	5
Bathrooms	4.00
Full Baths	3



Half Baths	1
Square Footage	2,345
Acres	0.10
Year Built	1989
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	63 La Valencia Gardens Ne
Subdivision	Monterey Park
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T1Y 6P5

Amenities

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

Interior

Interior Features	Jetted Tub, No Animal Home, No Smoking Home
Appliances	Dishwasher, Dryer, Refrigerator, Washer, Built-In Oven, Electric Cooktop
Heating	Forced Air, Natural Gas, Fireplace(s)
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room, Wood Burning
Has Basement	Yes
Basement	Finished, Full, Suite

Exterior

Exterior Features	Balcony, Private Yard
Lot Description	Back Lane, Back Yard, Front Yard, Rectangular Lot
Roof	Asphalt Shingle
Construction	Wood Frame, Stucco

Foundation Poured Concrete

Additional Information

Date Listed May 16th, 2025
Days on Market 85
Zoning R-CG

Listing Details

Listing Office MaxWell Capital Realty

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® 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.