

# \$1,399,000 - 172 Oakchurch Place Sw, Calgary

MLS® #A2202950

**\$1,399,000**

4 Bedroom, 3.00 Bathroom, 2,415 sqft  
Residential on 0.21 Acres

Oakridge, Calgary, Alberta

For more information, please click on Brochure button.

Location, Location, Location!

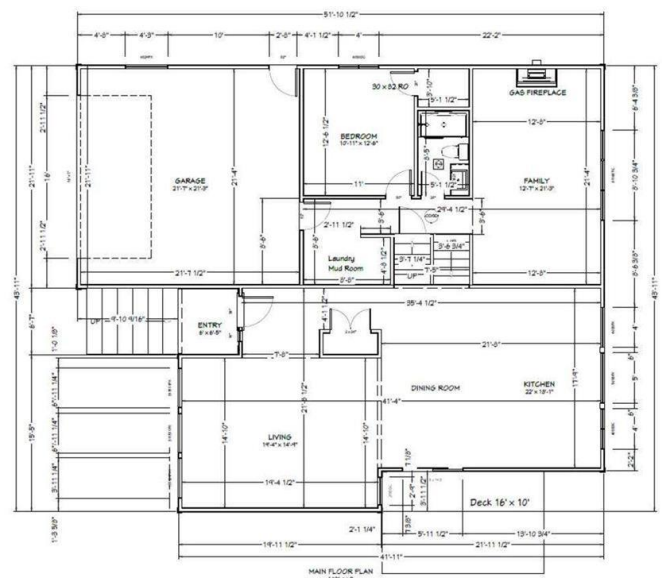
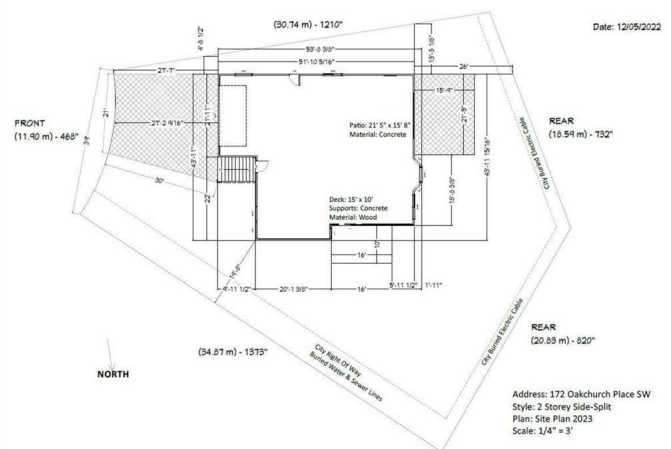


This stunning Oakridge home sits at the end of a quiet cul-de-sac, backing west onto a beautiful greenspace and playground, a perfect setting for families. With friendly neighbors and a welcoming community, this home offers a true private sanctuary.

Nestled in the peaceful community of Oakridge, this exceptional property offers the perfect blend of comfort and convenience. With five spacious bedrooms, three on the upper floor, one on the main floor, and one in the basement, providing plenty of space for the whole family.

The expansive backyard opens to lush green space, offering a serene view and direct access to an elementary school and community center, perfect for families with children. Convenience is key with easy access to the newly constructed ring road, making commutes to all parts of the city a breeze.

This home has been completely taken down to the studs and fully renovated, rebuilt with everything brand new and up to current building codes. Enjoy the peace of mind that comes with an extensive transformation where every major system has been replaced including electrical, plumbing, insulation,



windows, and exterior finishes.

Now you have the opportunity to add your personal touch and make this your forever home.

Don't miss this rare opportunity to own your forever home in a coveted location that will always hold its value. Location Location Location!

Built in 1975

### **Essential Information**

MLS® #	A2202950
Price	\$1,399,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	2,415
Acres	0.21
Year Built	1975
Type	Residential
Sub-Type	Detached
Style	2 Storey Split
Status	Active

### **Community Information**

Address	172 Oakchurch Place Sw
Subdivision	Oakridge
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2V 4B5

### **Amenities**

Parking Spaces	2
Parking	Double Garage Attached
# of Garages	2

## Interior

Interior Features	Kitchen Island, No Smoking Home, Open Floorplan, See Remarks, Smart Home, Vaulted Ceiling(s), Vinyl Windows, Walk-In Closet(s), Wired for Data
Appliances	None
Heating	High Efficiency, Forced Air, Natural Gas
Cooling	Rough-In
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
Has Basement	Yes
Basement	Finished, Full, Crawl Space

## Exterior

Exterior Features	Lighting, Private Yard, Rain Gutters, Gas Grill
Lot Description	Back Yard, Backs on to Park/Green Space, City Lot, Cul-De-Sac, Front Yard, Gentle Sloping, Level, No Neighbours Behind, Paved, Pie Shaped Lot, Street Lighting, Underground Sprinklers
Roof	Asphalt Shingle
Construction	Brick, Composite Siding, Concrete, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	March 16th, 2025
Days on Market	18
Zoning	RC-1

## Listing Details

Listing Office	Easy List Realty
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