

\$499,999 - 22 Quarry Lane Se, Calgary

MLS® #A2245476

\$499,999

2 Bedroom, 3.00 Bathroom, 1,292 sqft

Residential on 0.02 Acres

Douglasdale/Glen, Calgary, Alberta

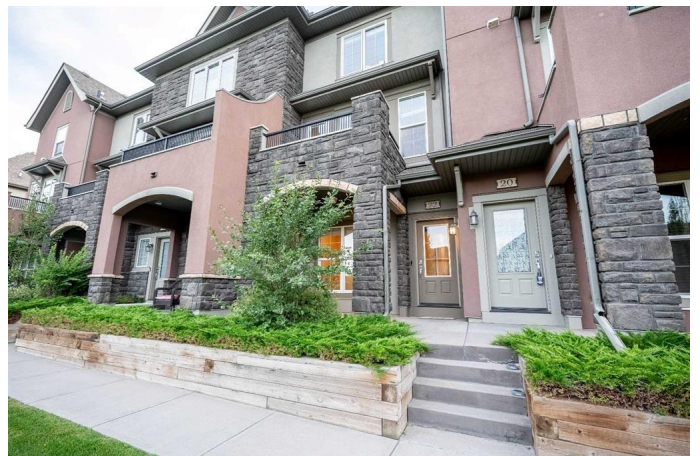
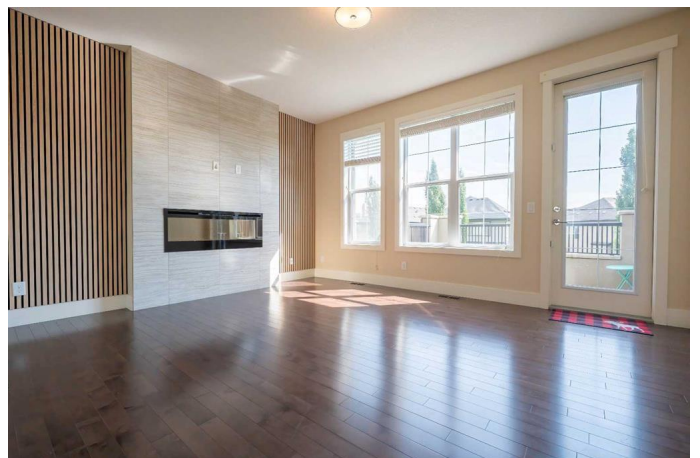
Located in the peaceful and highly convenient community of Quarry Park, welcome to 22 Quarry Lane. Upon entry, enjoy the comfort of central air conditioning as a versatile flex space greets you—ideal for a home office, gym, or den.

Up one level is an expansive kitchen with abundant cabinetry and stainless steel appliances. Classic quartz countertops offer both style and durability, while mocha-coloured hardwood spans the entire second level. The kitchen and living room are elevated further by real white-oak slat accents. A conveniently located half bathroom connects to a large, inviting living room.

A tile-surround fireplace adds a touch of elegance, and just steps away is an east-facing balcony with a gas line for your BBQ—perfect for morning coffee. From here, take in views of the Bow River pathway system.

On the upper level, find two generously sized bedrooms, each with its own 4-piece ensuite. For added convenience, the laundry area is also located upstairs.

The attached garage offers additional storage and access to a separate storage room. Garbage disposal and visitor parking are just steps away, with extra street parking around the corner.



Quarry Park is a quiet, scenic neighborhood with easy access to one of Calgary’s most beautiful pathway networks. Shops, dining, and entertainment options in Quarry Park, Riverbend, and Douglas Glen are close at hand. Major routes, including Glenmore Trail and Deerfoot Trail, are nearby, making commuting straightforward.

Built in 2014

Essential Information

MLS® #	A2245476
Price	\$499,999
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,292
Acres	0.02
Year Built	2014
Type	Residential
Sub-Type	Row/Townhouse
Style	3 Storey
Status	Active

Community Information

Address	22 Quarry Lane Se
Subdivision	Douglasdale/Glen
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Z 3T3

Amenities

Amenities	Trash, Visitor Parking
Parking Spaces	1
Parking	Garage Faces Rear, Insulated, Off Street, Single Garage Attached, On

	Street
# of Garages	1

Interior

Interior Features	Closet Organizers, High Ceilings, Quartz Counters, Recessed Lighting, Storage, Vinyl Windows
Appliances	Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Gas Range, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric, Living Room, Tile
Basement	None

Exterior

Exterior Features	Balcony, BBQ gas line
Lot Description	Back Lane, Landscaped, Low Maintenance Landscape, Street Lighting, Brush
Roof	Asphalt Shingle
Construction	Stone, Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	August 2nd, 2025
Days on Market	29
Zoning	M-2 d210
HOA Fees	300
HOA Fees Freq.	ANN

Listing Details

Listing Office	Grand 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.