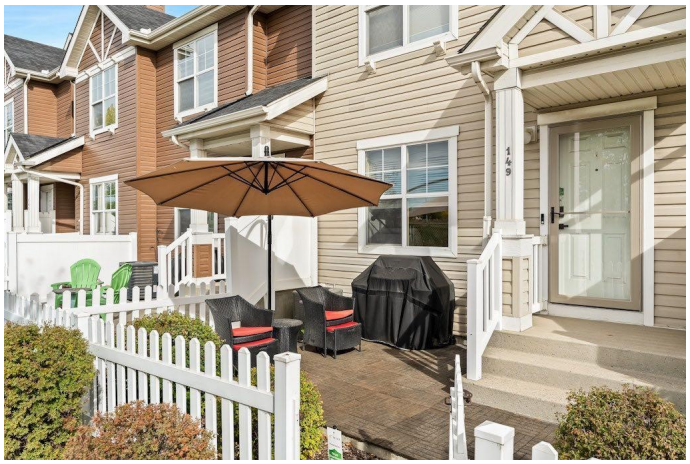
$449,000 - 149 Elgin Gardens Se, Calgary

MLS® #A2261941

$449,000
2 Bedroom, 3.00 Bathroom, 1,264 sqft
Residential on 0.00 Acres



McKenzie Towne, Calgary, Alberta

Welcome to 149 Elgin Gardens SE â€” an exceptional cared- for end-unit townhouse nestled in the heart of McKenzie Towne, one of Calgaryâ€™s most vibrant & sought-after communities known for its charming character, family-friendly atmosphere, & unbeatable convenience. This beautifully renovated 2-storey home has been thoughtfully updated throughout, blending modern finishes with functional design. Stay cool during Calgaryâ€™s warm summers with central air conditioning (Lennox unit), & enjoy the comfort & peace of mind offered by numerous recent upgrades. Highlights include; new hot water tank installed in 2024, new baseboards & trim, custom closet doors with sleek black hardware, Legrand Adorne switches & outlets, modern light fixtures & fresh paint throughout, low-maintenance hardwood flooring on the main & upper level, solid wood staircase railings with black hardware, neutral top-down/bottom-up cellular window coverings, striking vertical slat feature walls in the living room, dining room & 2-piece guest bathroom & the convenience of the Telus security system (no contract to assume). The open-concept main floor features a bright & spacious layout ideal for both everyday living & entertaining. The kitchen is equipped with granite countertops, an undermount Blanco sink with upgraded faucet, stainless steel appliances, & a bar-height island â€” perfect for casual dining or hosting friends. For hosting formal dinner parties, the oversized dining

area will comfortably accommodate your guests. After dinner, the cozy living room is a perfect place to relax. A convenient 2-piece guest bathroom completes the main level. Upstairs, youâ€™ll find two generously sized bedrooms, each with its own full en-suite bathroom. Both bathrooms have been upgraded with quartz countertops, undermount sinks, updated faucets, modern mirrors, travertine tile, sliding barn doors & coordinating black hardware. The primary bedroom includes a walk-in closet with built-in shelving & southwest-facing windows offering views of the Rocky Mountains. A bright flex space or home office area completes the upper level. The basement level offers additional storage, a laundry area with front-load machines, & direct access to the double attached garage, which is insulated, drywalled, & features a durable epoxy-coated floor. The garage backs onto a paved alley & within steps from the garage are guest parking stalls. Enjoy outdoor living in the fenced front yard with southwest exposure â€” perfect for barbecues, relaxing, or entertaining. Living in McKenzie Towne means access to beautifully planned streetscapes, walkable amenities, & a true small-town community vibe. Youâ€™re just minutes from the shops, restaurants, & services on High Street, with quick access to Stoney Trail & Deerfoot Trail, & close proximity to the South Health Campus, Seton amenities, schools, parks, and playgrounds. Donâ€™t miss this rare opportunity to own a fully updated, move-in-ready townhouse in one of Calgaryâ€™s most beloved communities.

Built in 2004

Essential Information

MLS® #	A2261941
Price	$449,000
Bedrooms	2

Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,264
Acres	0.00
Year Built	2004
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

Community Information

Address	149 Elgin Gardens Se
Subdivision	McKenzie Towne
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Z 4T6

Amenities

Amenities	Snow Removal, Visitor Parking
Parking Spaces	2
Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	Closet Organizers, Kitchen Island, See Remarks, Storage, Vinyl Windows, Walk-In Closet(s), Stone Counters
Appliances	Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Has Basement	Yes
Basement	Partial, Unfinished

Exterior

Exterior Features	Other
Lot Description	Back Lane, Corner Lot, Front Yard, Landscaped
Roof	Asphalt Shingle

Construction	Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	October 10th, 2025
Days on Market	22
Zoning	M-2 d75
HOA Fees	227
HOA Fees Freq.	ANN

Listing Details

Listing Office	RE/MAX iRealty Innovations

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