

\$1,675,000 - 131 Mckenzie Lake View Se, Calgary

MLS® #A2226005

\$1,675,000

4 Bedroom, 3.00 Bathroom, 1,702 sqft

Residential on 0.13 Acres

McKenzie Lake, Calgary, Alberta

**** LAKEFRONT LUXURY IN THE HARBOURS OF MCKENZIE LAKE – RARE WALKOUT BUNGALOW!** This isn't just a home - it's a LIFESTYLE UPGRADE.

Surrounded by water, privacy & prestige, it's everything you would expect from true lakefront living. Welcome to one of

Calgary's most exclusive communities:

The Harbours of McKenzie Lake. Lakefront homes in YYC are rare & walkout bungalows like this one are nearly impossible to find.

Elegant & Easy Living: Step into over 3320 total sq ft of sun-filled space designed for both comfort & entertaining. The main floor features warm HICKORY HARDWOOD floors, 3-sided GAS FIREPLACE for cozy evenings, spacious flex/FORMAL DINING room & a private OFFICE/den. The kitchen is built for hosting with sweeping lake views from the kitchen sink, rich MAPLE CABINETRY, stunning leather-finish DOLOMITE STONE counters & STAINLESS appliances. The primary suite is its own private escape - wake up to the glimmer of sunlight on the water & the soft sound of waves right outside your window. Full en-suite bath with separate deep soaker tub & water closet. WALKOUT LOWER LEVEL: THREE more generous BEDROOMS, games area with POOL TABLE, second fireplace & dedicated TV lounge. Walk straight out to the landscaped backyard, firepit & dock. Plus it's FULLY FENCED – so you have peace of mind for the pets & kids.

Key Features & Upgrades: Be sure to ask for



the EXTENSIVE list of upgrades, some of which include: 50-year CONCRETE ROOF tiles â€¢ HE Furnace, Water Softener & A/C â€¢ Triple-pane Windows for year-round comfort â€¢ Exposed Aggregate front patio â€¢ Maintenance Free Composite dock â€¢ Upper Vinyl deck with TOPLESS GLASS RAILINGS for uninterrupted lake views â€¢ Hunter Douglas blinds.

Beautifully landscaped & ideal for hosting, relaxing & enjoying lakeside living! THE MCKENZIE LAKE LIFESTYLE: This isnâ€™t just about the home - itâ€™s about everything that comes with it. McKenzie Lake is a residents-only gated beach club, an active community with year-round amenities for every age: Summer Fun: Clubhouse, beach, tennis, basketball & volleyball courts. Paddleboarding, kayaking, canoeing, pedal boating & fishing (stocked yearly with rainbow trout). Family Events: sandcastle competitions, fishing derby, food trucks, movies at the lake. Winter Activities: Ice skating on a 2.5 km Zamboni-cleared loop. Firepits, ice hockey, tobogganing & even ice fishing. Skate all the way around the lake! The entire lake is nestled within an 18-acre park full of mature trees & landscaped walking paths.

Located in the elite Harbours section, this is more than a home - itâ€™s where memories are made, milestones are celebrated & life slows down in the best way. This isnâ€™t just your home â€“ itâ€™s your year-round vacation property, right in your own backyard.

**** Check out the 3D Tour! ****

Built in 1996

Essential Information

| | |
|----------|-------------|
| MLS® # | A2226005 |
| Price | \$1,675,000 |
| Bedrooms | 4 |

| | |
|----------------|-------------|
| Bathrooms | 3.00 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 1,702 |
| Acres | 0.13 |
| Year Built | 1996 |
| Type | Residential |
| Sub-Type | Detached |
| Style | Bungalow |
| Status | Active |

Community Information

| | |
|-------------|---------------------------|
| Address | 131 Mckenzie Lake View Se |
| Subdivision | McKenzie Lake |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T2Z 2T5 |

Amenities

| | |
|----------------|---|
| Amenities | Beach Access, Clubhouse, Gazebo, Park, Parking, Party Room, Picnic Area, Playground, Recreation Room, Roof Deck, Boating, Racquet Courts, Recreation Facilities |
| Parking Spaces | 4 |
| Parking | Double Garage Attached, Front Drive, Garage Faces Front |
| # of Garages | 2 |
| Is Waterfront | Yes |
| Waterfront | Lake, Lake Privileges, Beach Front, Lake Front, River Front, Waterfront |

Interior

| | |
|-------------------|--|
| Interior Features | Ceiling Fan(s), Central Vacuum, Closet Organizers, High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Recreation Facilities, Skylight(s), Soaking Tub, Stone Counters, Storage, Vaulted Ceiling(s), Vinyl Windows, Walk-In Closet(s), WaterSense Fixture(s) |
| Appliances | Central Air Conditioner, Dishwasher, Electric Stove, Microwave, Refrigerator, Washer/Dryer, Window Coverings |
| Heating | Forced Air, Natural Gas |
| Cooling | Central Air |
| Fireplace | Yes |

| | |
|-----------------|--|
| # of Fireplaces | 2 |
| Fireplaces | Family Room, Gas, Living Room, Mantle, Basement, See Through, Stone, Three-Sided |
| Has Basement | Yes |
| Basement | Exterior Entry, Finished, Full, Walk-Out |

Exterior

| | |
|-------------------|---|
| Exterior Features | Balcony, Private Entrance, Private Yard |
| Lot Description | Close to Clubhouse, Cul-De-Sac, Front Yard, Lake, Landscaped, Lawn, Level, Low Maintenance Landscape, No Neighbours Behind, Private, Rectangular Lot, Street Lighting, Treed, Underground Sprinklers, Beach |
| Roof | Concrete |
| Construction | Wood Frame |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|----------------|
| Date Listed | May 30th, 2025 |
| Days on Market | 18 |
| Zoning | R-CG |
| HOA Fees | 750 |
| HOA Fees Freq. | ANN |

Listing Details

| | |
|----------------|--------------------|
| Listing Office | Century 21 Masters |
|----------------|--------------------|

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