

# \$769,000 - 11023 Southdale Road Sw, Calgary

MLS® #A2229703

**\$769,000**

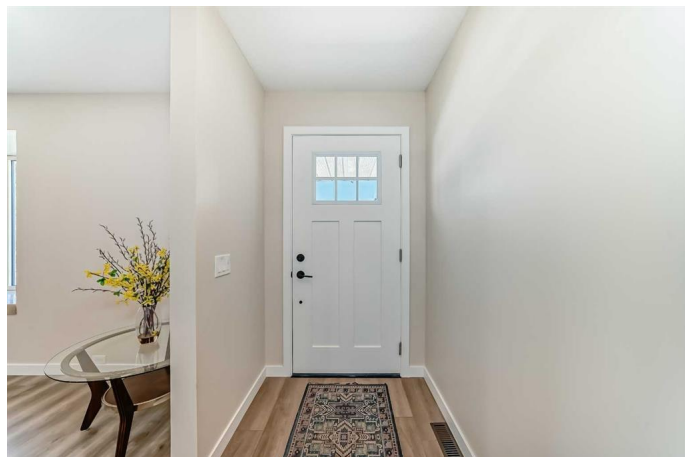
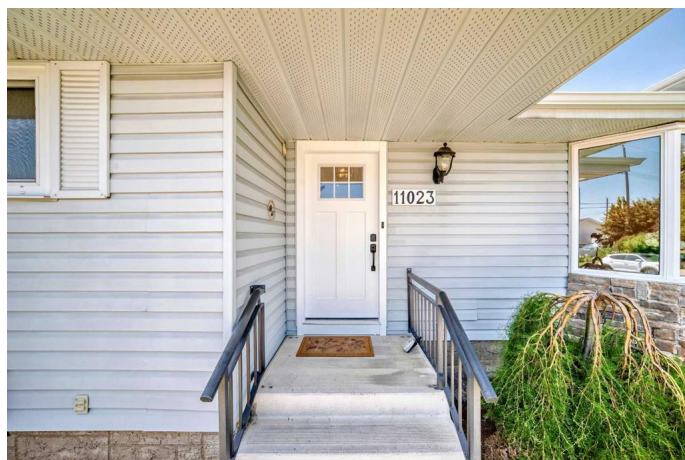
5 Bedroom, 3.00 Bathroom, 1,729 sqft  
Residential on 0.14 Acres

Southwood, Calgary, Alberta

OPEN HOUSE SATURDAY, JULY 19  
2:30-4:00 PM. Welcome to 11023 Southdale Rd, Sw, an immaculately maintained and extensively updated ONE FAMILY HOME, on a LARGE corner lot! With over 2,500 SF of finished living space across three levels, this 5-bedroom, 3-bathroom home offers an EXTENSIVELY RENOVATED, OPEN FLOOR PLAN KITCHEN, DINING AND LIVING AREA, AS WELL AS FAMILY ROOM, 3-PIECE BATH. LAUNDRY AND BEDROOM ON THE MAIN FLOOR. Then a COMPLETELY RENOVATED TOP FLOOR WITH 2 BEDROOMS, BATH AND NOOK AREA. BELOW IS ANOTHER LAUNDRY AREA, RECROOM, BAR, 2 BEDROOMS AND BATH. DBL ATTACHED DGARAGE, beautiful landscaped lawns, real curb appeal. This home has so much room for a big family to grow. Location is everything, and this home delivers. You're located in a quiet street, only minutes from pubs and restaurants, groceries, and green spaces. Just a short way to the Southland C-Train Station, the Southcentre Mall, Superstore, Walmart, and Southland Leisure Centre. Families will also appreciate being within walking distance to nearby schools as well as parks and playgrounds. You won't find another home like this in this area.

Built in 1968

## Essential Information



|                |             |
|----------------|-------------|
| MLS® #         | A2229703    |
| Price          | \$769,000   |
| Bedrooms       | 5           |
| Bathrooms      | 3.00        |
| Full Baths     | 3           |
| Square Footage | 1,729       |
| Acres          | 0.14        |
| Year Built     | 1968        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

### Community Information

|             |                         |
|-------------|-------------------------|
| Address     | 11023 Southdale Road Sw |
| Subdivision | Southwood               |
| City        | Calgary                 |
| County      | Calgary                 |
| Province    | Alberta                 |
| Postal Code | T2W0X5                  |

### Amenities

|                |                        |
|----------------|------------------------|
| Parking Spaces | 4                      |
| Parking        | Double Garage Attached |
| # of Garages   | 2                      |

### Interior

|                   |                                                                                                          |
|-------------------|----------------------------------------------------------------------------------------------------------|
| Interior Features | Bookcases, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, Soaking Tub |
| Appliances        | Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer                               |
| Heating           | Forced Air, Natural Gas                                                                                  |
| Cooling           | None                                                                                                     |
| Fireplace         | Yes                                                                                                      |
| # of Fireplaces   | 1                                                                                                        |
| Fireplaces        | None                                                                                                     |
| Has Basement      | Yes                                                                                                      |
| Basement          | Finished, Full                                                                                           |

### Exterior

|                   |                                                 |
|-------------------|-------------------------------------------------|
| Exterior Features | Private Yard                                    |
| Lot Description   | Back Lane, Back Yard, Corner Lot, Irregular Lot |
| Roof              | Asphalt Shingle                                 |
| Construction      | Vinyl Siding, Wood Frame                        |
| Foundation        | Poured Concrete                                 |

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | June 20th, 2025 |
| Days on Market | 43              |
| Zoning         | R-CG            |

**Listing Details**

|                |                    |
|----------------|--------------------|
| Listing Office | One Percent Realty |
|----------------|--------------------|

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