

# \$1,029,000 - 26 Treeline Common Sw, Calgary

MLS® #A2266336

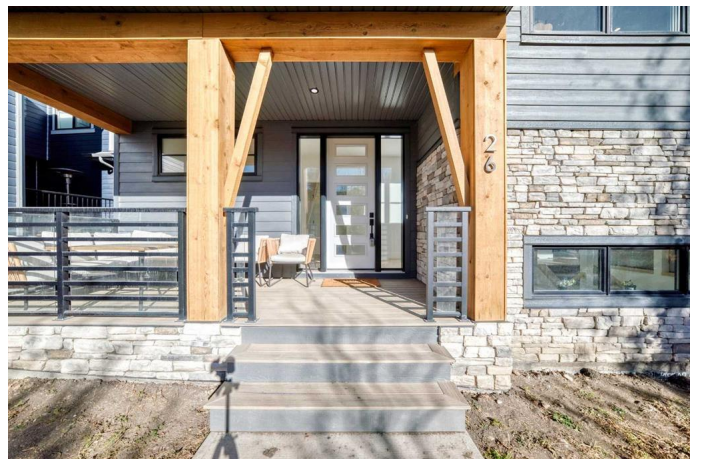
**\$1,029,000**

3 Bedroom, 3.00 Bathroom, 2,351 sqft  
Residential on 0.08 Acres

Alpine Park, Calgary, Alberta

Welcome to this incredible home in Alpine Park. This Wheeler model built by Homes By Dream offers a unique opportunity! Family friendly location fronts directly to a beautiful park with playground, picnic area, and a serene pathway leading to the covered front porch. Siding to a community garden on a wide lot with nearly 60 ft South-facing frontage brings lots of sunlight into the entire home. Incredible upgrades throughout including A/C and a heat pump, additional windows upgraded to a black frame, upgraded hardware and light fixtures, and engineered hardwood throughout the main and upper levels.

Step into a gorgeous 2-storey living room with a gas fireplace and oversized South-facing windows bringing in tons of natural light. Bright dining area with plenty of space for a large table. The beautiful kitchen offers pristine full height white cabinetry with some wood tone lower cabinets, a large central island with waterfall quartz counters on two sides, upgraded stainless steel appliances with a built-in wall oven, built-in microwave, and countertop gas stove. Very easy to clean with push open cabinets and drawers, and lots of counterspace for prep! Whistler quartz counters throughout the home. Bonus walk-through pantry and butler's pantry leads straight to the mudroom and rear attached double garage with an 8 ft door. A private 2-pce bathroom completes the main floor.



Upgraded glass railing on the incredible staircase up to the bedroom level. Watch the sunrise from your primary bedroom with a vaulted ceiling, large walk-in closet, and a 5-pce ensuite with a large 10mm glass shower with a bench and upgraded dual showerheads, separate soaker tub, & dual sink vanity. An open bonus room with vaulted ceiling, convenient upper laundry room, 2 large kidsâ€™ rooms (one with walk-in closet), and a 4-pce upper bathroom with soaker tub/shower combo.

The unfinished basement has great potential with roughed-in plumbing and tall ceilings. This home is solar-ready plus has Hardie board siding. The 11 ft x 10 ft deck has a gas line for a bbq or fire pit and freedom to finish the yard as you imagine. The small monthly condo fee of \$104.82 includes the HOA fee for Alpine Park as well a snow removal in the lane and upkeep of greenspaces.

Built in 2023

### Essential Information

MLS® #	A2266336
Price	\$1,029,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,351
Acres	0.08
Year Built	2023
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address 26 Treeline Common Sw

Subdivision	Alpine Park
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Y 0S3

### **Amenities**

Amenities	Park, Playground, Snow Removal, Community Gardens, Picnic Area
Parking Spaces	2
Parking	Double Garage Attached, Garage Faces Rear, Rear Drive
# of Garages	2

### **Interior**

Interior Features	Chandelier, Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, No Smoking Home, Pantry, Quartz Counters, Soaking Tub, Vaulted Ceiling(s), Walk-In Closet(s), Bathroom Rough-in
Appliances	Built-In Gas Range, Built-In Oven, Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer
Heating	High Efficiency, Forced Air, Heat Pump
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room, Mantle
Has Basement	Yes
Basement	Full

### **Exterior**

Exterior Features	BBQ gas line
Lot Description	Back Lane, Back Yard, Low Maintenance Landscape, Views
Roof	Asphalt Shingle
Construction	Composite Siding, Stone
Foundation	Poured Concrete

### **Additional Information**

Date Listed	October 24th, 2025
Days on Market	6
Zoning	DC
HOA Fees Freq.	MON

## Listing Details

Listing Office      Rhinorealty

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