

\$605,000 - 247 Bracewood Road Sw, Calgary

MLS® #A2270469

\$605,000

3 Bedroom, 2.00 Bathroom, 1,096 sqft

Residential on 0.11 Acres

Braeside., Calgary, Alberta

Nice family home on a great quiet street in popular Braeside. The main floor features an older updated kitchen, 4 piece bathroom, three bedrooms with a very generous sized master as well as a very large open dining/living room. The basement is partially finished with a den and the family room has a wood burning fireplace. The area has mature trees, and the back yard has plenty of room to build an oversized double car garage with a secondary suite above it. ("A secondary suite would be subject to approval and permitting by the city/municipality.") The side drive way would give access to the garage or back lane access. Great location here. Close to the new ring road as well as schools, shopping, Southland Leisure Centre, transit, and other amenities.

Built in 1977

Essential Information

MLS® #	A2270469
Price	\$605,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,096
Acres	0.11
Year Built	1977
Type	Residential



Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	247 Bracewood Road Sw
Subdivision	Braeside.
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3C0C2

Amenities

Parking Spaces	2
Parking	Parking Pad

Interior

Interior Features	No Animal Home
Appliances	Dishwasher, Dryer, Freezer, Microwave, Refrigerator, Stove(s), Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning
Has Basement	Yes
Basement	Full

Exterior

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

Additional Information

Date Listed	November 14th, 2025
Days on Market	6
Zoning	R-CG

Listing Details

Listing Office Century 21 Bamber Realty LTD.

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