

# \$649,800 - 11 Bridlewood Road Sw, Calgary

MLS® #A2267253

**\$649,800**

4 Bedroom, 4.00 Bathroom, 1,988 sqft

Residential on 0.10 Acres

Bridlewood, Calgary, Alberta

Welcome to 11 Bridlewood Road SW – the best lot on the block!

This 4-bedroom, 3.5-bath home sits on a premium lot with no neighbours behind and only one beside, offering unmatched privacy in a quiet, family-oriented neighbourhood.

Backing directly onto a beautiful green space, this home is perfectly positioned for those who value space, sunlight, and a serene setting.

Step inside to a bright and inviting main level featuring soaring ceilings in the living room, creating an open and airy feel that's perfect for gatherings. The kitchen overlooks the backyard, making it easy to keep an eye on kids or guests while preparing meals.

Upstairs offers three spacious bedrooms, including a comfortable primary suite with a full ensuite. The fully finished basement adds versatility with an additional bedroom, full bath, and flexible living space for a home gym, office, or media room. Outside, enjoy a double attached garage, a private backyard with green space views, and convenient access to playgrounds, shopping, and schools – all just minutes away. This is a rare opportunity to own one of Bridlewood's best lots.

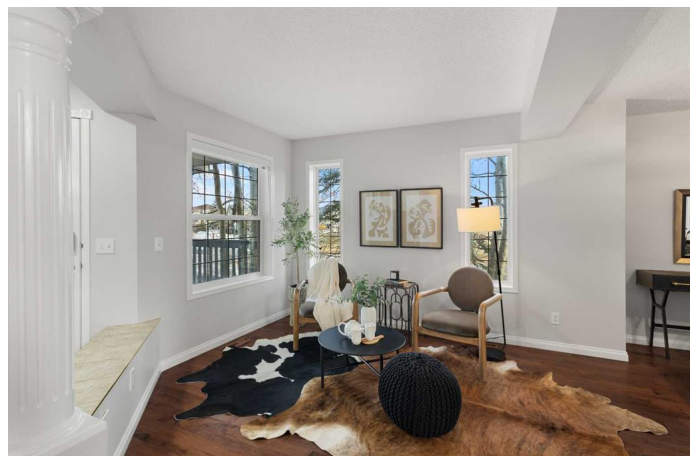
Don't miss it!

Built in 1998

## Essential Information

MLS® #                   A2267253

Price                     \$649,800



|                |             |
|----------------|-------------|
| Bedrooms       | 4           |
| Bathrooms      | 4.00        |
| Full Baths     | 3           |
| Half Baths     | 1           |
| Square Footage | 1,988       |
| Acres          | 0.10        |
| Year Built     | 1998        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 11 Bridlewood Road Sw |
| Subdivision | Bridlewood            |
| City        | Calgary               |
| County      | Calgary               |
| Province    | Alberta               |
| Postal Code | T2Y 3P9               |

### Amenities

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

### Interior

|                   |                                                                          |
|-------------------|--------------------------------------------------------------------------|
| Interior Features | Central Vacuum, High Ceilings, Kitchen Island                            |
| Appliances        | Dishwasher, Electric Stove, Freezer, Microwave, Range Hood, Refrigerator |
| Heating           | Forced Air                                                               |
| Cooling           | None                                                                     |
| Fireplace         | Yes                                                                      |
| # of Fireplaces   | 1                                                                        |
| Fireplaces        | Gas                                                                      |
| Has Basement      | Yes                                                                      |
| Basement          | Full                                                                     |

### Exterior

|                   |       |
|-------------------|-------|
| Exterior Features | Other |
|-------------------|-------|

|                 |                                                                                            |
|-----------------|--------------------------------------------------------------------------------------------|
| Lot Description | Backs on to Park/Green Space, Corner Lot, Irregular Lot, No Neighbours Behind, See Remarks |
| Roof            | Asphalt Shingle                                                                            |
| Construction    | Vinyl Siding, Wood Frame                                                                   |
| Foundation      | Poured Concrete                                                                            |

### **Additional Information**

|                |                    |
|----------------|--------------------|
| Date Listed    | October 31st, 2025 |
| Days on Market | 6                  |
| Zoning         | R-G                |

### **Listing Details**

|                |                        |
|----------------|------------------------|
| Listing Office | Premiere Realty Direct |
|----------------|------------------------|

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