

\$750,000 - 25 Scotia Point Nw, Calgary

MLS® #A2269474

\$750,000

5 Bedroom, 4.00 Bathroom, 1,717 sqft
Residential on 0.10 Acres

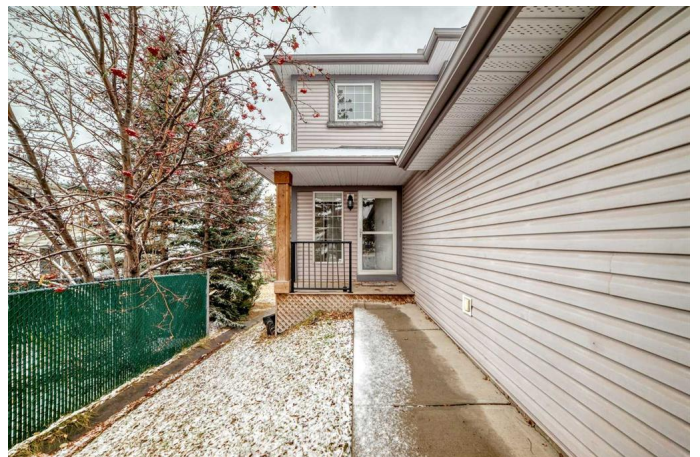
Scenic Acres, Calgary, Alberta

Beautifully Upgraded Walk-Out Home in Scenic Acres!

Nestled on a quiet street in the desirable community of Scenic Acres, this spacious 2-storey home offers over 2,500 sq. ft. of living space with a brand-new fully developed walk-out basement. The main level features a bright open layout with a renovated kitchen boasting granite countertops, modern cabinets, modern vinyl flooring, and upgraded stainless steel appliances. Upstairs offers three generous bedrooms, including a primary suite with a private 4-piece ensuite. The newly developed walk-out basement adds incredible value, showcasing a brand-new kitchen, two spacious bedrooms, and a stylish new bathroom – perfect for extended family or potential rental income.

Enjoy a sunny west-facing backyard, beautifully landscaped and fully fenced, complete with a new deck ideal for outdoor gatherings.

Just a five-minute walk to schools, parks, and Crowfoot LRT, this move-in-ready home is vacant and available for quick possession. Don't miss this rare opportunity – unbeatable value in a fantastic location!



Built in 1995

Essential Information

MLS® #	A2269474
Price	\$750,000

Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,717
Acres	0.10
Year Built	1995
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	25 Scotia Point Nw
Subdivision	Scenic Acres
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3L2B1

Amenities

Parking Spaces	2
Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	Granite Counters, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Separate Entrance, Vinyl Windows, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Stove, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Fireplace(s), Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Full

Exterior

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

Additional Information

Date Listed	November 6th, 2025
Days on Market	4
Zoning	R-CG

Listing Details

Listing Office	First Place Realty
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