

\$649,900 - 50 Riverview Park Se, Calgary

MLS® #A2243348

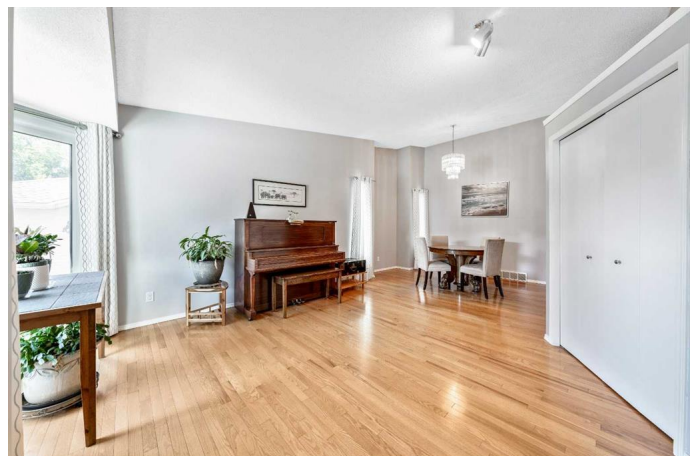
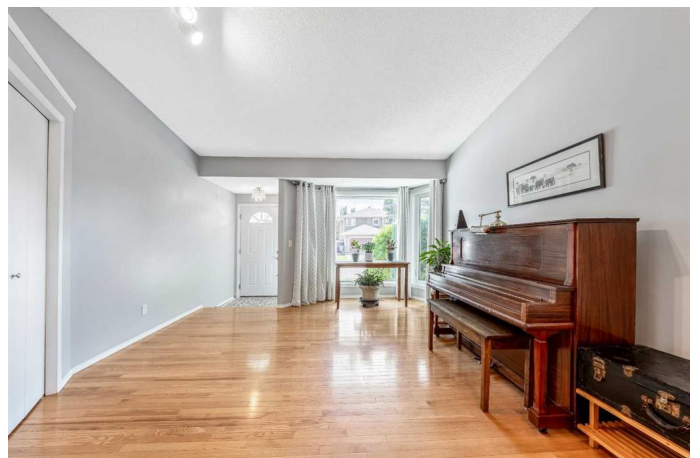
\$649,900

4 Bedroom, 3.00 Bathroom, 1,565 sqft

Residential on 0.11 Acres

Riverbend, Calgary, Alberta

Discover this exceptional 3+1 bedroom, 2.5 bathroom home nestled on one of Riverbend's most picturesque streets. This beautifully maintained property showcases over 2,000 square feet of thoughtfully developed living space, demonstrating remarkable pride of ownership throughout. The main floor welcomes you with gleaming hardwood floors flowing through a spacious layout. The front living and dining room features soaring vaulted ceilings, while the expansive kitchen boasts elegant quartz countertops and a generous eating area. Step down to the inviting family room, complete with a cozy fireplace perfect for relaxing evenings. Upstairs, three well-appointed bedrooms await, including a primary bedroom suite featuring a walk-in closet and three-piece ensuite bathroom. Recent updates include vinyl windows installed in 2021 and a new furnace from 2020, ensuring modern comfort and efficiency. The fully finished basement provides additional living space with a fourth bedroom and second large family room, ideal for growing families or entertaining guests. Outside, the huge backyard offers endless possibilities, complemented by a large deck with stylish glass railings. Location truly sets this property apart. Situated just two blocks from Riverbend School and half a block from river access, nature becomes part of your daily routine. Enjoy easy walks to Carburn Park and recreational amenities, while maintaining convenient access to major transportation



routes. The trendy Quarry Park shopping district is mere minutes away, offering contemporary retail and dining options. This exceptional family home combines comfortable living with an unbeatable location, creating the perfect foundation for your next chapter.

Built in 1991

Essential Information

MLS® #	A2243348
Price	\$649,900
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,565
Acres	0.11
Year Built	1991
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	50 Riverview Park Se
Subdivision	Riverbend
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2C 4A2

Amenities

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	Central Vacuum, High Ceilings, No Animal Home, No Smoking Home,
-------------------	---

	Quartz Counters, Vaulted Ceiling(s), Vinyl Windows
Appliances	Dishwasher, Garage Control(s), Refrigerator, Stove(s), Washer/Dryer, Window Coverings
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	None
Lot Description	Back Yard, Landscaped, Lawn, Level, Rectangular Lot, Street Lighting
Roof	Asphalt
Construction	Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	July 25th, 2025
Days on Market	9
Zoning	R-CG

Listing Details

Listing Office	RE/MAX Landan Real Estate
----------------	---------------------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.