

# \$514,890 - 41 Midridge Gardens Se, Calgary

MLS® #A2256890

**\$514,890**

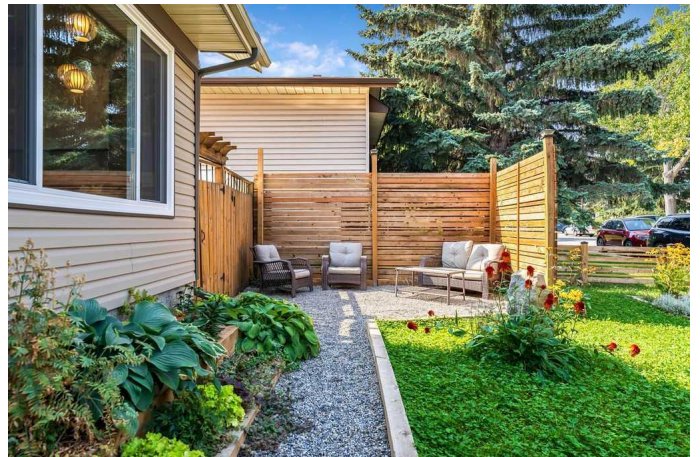
3 Bedroom, 2.00 Bathroom, 1,105 sqft

Residential on 0.09 Acres

Midnapore, Calgary, Alberta

Welcome to this quaint and character-filled 3-bedroom, 1.5-bath urban cottage nestled in the heart of the highly desirable lake community of Midnapore. Offering 1,105 sq ft of cozy comfort, this home is the perfect blend of charm, function, and lifestyle. Step into the beautifully landscaped front garden, a serene oasis with a private patio area ideal for your morning coffee, unwinding after a long day, or simply enjoying the peaceful surroundings. In the evenings, retreat to the backyard and stargaze by the firepit, creating memories under the open sky.

Love to garden? The lush backyard garden is ready to feed a small family through the spring and summer months, bursting with potential and sustainability. There's plenty of space between houses, offering added privacy and a sense of openness that's rare in urban communities. Inside, you'll find a home that radiates warmth, personality, and thoughtful upgrades, including central air conditioning and solar panels—comfort and efficiency rolled into one. The double detached garage, along with an additional parking pad, ensures ample space for vehicles and storage. All this, plus exclusive access to Midnapore Lake with year-round activities like swimming, skating, and community events. Whether you're a young family, a couple, or someone seeking a slower, more connected lifestyle—this home has something truly special to offer. Don't miss your chance to own a piece of Midnapore magic—book your



private showing today!

Built in 1977

### Essential Information

MLS® #	A2256890
Price	\$514,890
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,105
Acres	0.09
Year Built	1977
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

### Community Information

Address	41 Midridge Gardens Se
Subdivision	Midnapore
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Z 1C4

### Amenities

Amenities	Beach Access, Boating
Parking Spaces	3
Parking	Double Garage Detached, Parking Pad
# of Garages	2

### Interior

Interior Features	High Ceilings, Kitchen Island, Open Floorplan
Appliances	Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave, Refrigerator, Washer, Water Softener, Window Coverings
Heating	Forced Air, Natural Gas

Cooling	Central Air
Has Basement	Yes
Basement	Full, Partially Finished

## Exterior

Exterior Features	Garden, Private Entrance, Private Yard
Lot Description	Back Lane, Back Yard, Cul-De-Sac, Front Yard, Fruit Trees/Shrub(s), Garden, Landscaped, Lawn, Level, Low Maintenance Landscape, Many Trees, Private, Rectangular Lot, See Remarks, Treed, Native Plants
Roof	Asphalt Shingle
Construction	Wood Frame, Wood Siding
Foundation	Poured Concrete

## Additional Information

Date Listed	September 15th, 2025
Zoning	M-C1 d100
HOA Fees	268
HOA Fees Freq.	ANN

## Listing Details

Listing Office	CIR Realty
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