

# \$1,149,900 - 3422 Kerry Park Road Sw, Calgary

MLS® #A2264231

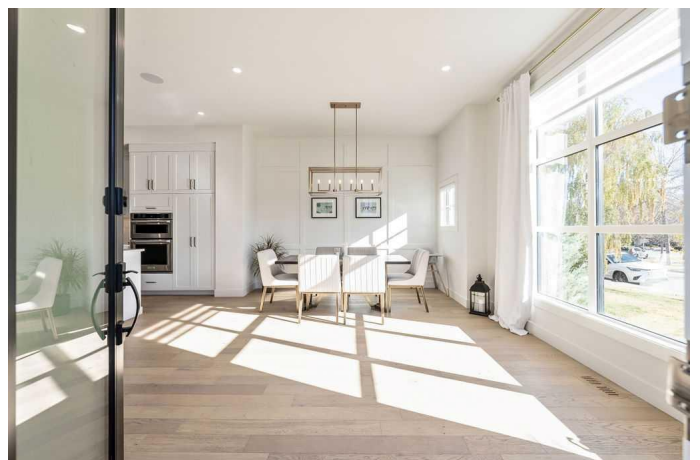
**\$1,149,900**

4 Bedroom, 4.00 Bathroom, 2,008 sqft

Residential on 0.08 Acres

Killarney/Glengarry, Calgary, Alberta

**\*\* OPEN HOUSE - Saturday, October 18 from 1-3pm \*\*** STUNNING HOME looking out onto a beautiful PARK and situated on a CORNER for maximum natural light throughout! This home was built thoughtfully with luxury UPGRADES from top to bottom. As you enter the home from the private side main entrance you will be greeted with the high ceilings and streams of natural light coming in through the large front windows. The amazing chef style kitchen features custom solid slab cabinetry with lots of storage, beautiful large island with plenty of seating and all upgraded appliances. Enjoy relaxing in the cozy family room by the gas fireplace. Custom built-in shelving and large patio doors make this room a great place to entertain. A large mudroom with plenty of custom cabinetry makes it easy to tuck away coats and shoes. A stylish 2 piece bathroom with soaring ceilings completes the main level. The upper level features a beautiful primary retreat looking out onto the park through it's large bright windows. The ensuite features heated floors, oversized custom shower, beautiful stand alone bath tub and a double vanity. The walk-in closet has plenty of built-in cabinetry and closet space. An additional 2 bedrooms, full 5 piece bathroom and large laundry room complete the upper level. The lower level is great for entertaining or relaxing in the large family room with built-in entertainment center and custom built bar with high end beverage fridge. An additional bedroom and full 4 piece bathroom are a great



addition to the lower level. Feel comfortable all summer with A/C or enjoy sitting outside on the aggregate patio in the professionally landscaped private backyard. The oversized double garage and parking around the home make it easy and convenient for to park anywhere. Great school and shopping all nearby. This home must be seen to be appreciated!

Built in 2020

### **Essential Information**

|                |                        |
|----------------|------------------------|
| MLS® #         | A2264231               |
| Price          | \$1,149,900            |
| Bedrooms       | 4                      |
| Bathrooms      | 4.00                   |
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 2,008                  |
| Acres          | 0.08                   |
| Year Built     | 2020                   |
| Type           | Residential            |
| Sub-Type       | Semi Detached          |
| Style          | 2 Storey, Side by Side |
| Status         | Active                 |

### **Community Information**

|             |                         |
|-------------|-------------------------|
| Address     | 3422 Kerry Park Road Sw |
| Subdivision | Killarney/Glengarry     |
| City        | Calgary                 |
| County      | Calgary                 |
| Province    | Alberta                 |
| Postal Code | T3E8G3                  |

### **Amenities**

|                |                        |
|----------------|------------------------|
| Parking Spaces | 2                      |
| Parking        | Double Garage Detached |
| # of Garages   | 2                      |

## Interior

|                   |                                                                                                                                               |
|-------------------|-----------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Bar, Bookcases, Built-in Features, Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, No Smoking Home                           |
| Appliances        | Bar Fridge, Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Gas Cooktop, Refrigerator, Washer, Window Coverings, Oven-Built-In |
| Heating           | Forced Air                                                                                                                                    |
| Cooling           | Central Air                                                                                                                                   |
| Fireplace         | Yes                                                                                                                                           |
| # of Fireplaces   | 1                                                                                                                                             |
| Fireplaces        | Gas, Great Room                                                                                                                               |
| Has Basement      | Yes                                                                                                                                           |
| Basement          | Finished, Full                                                                                                                                |

## Exterior

|                   |                                                                                     |
|-------------------|-------------------------------------------------------------------------------------|
| Exterior Features | BBQ gas line, Private Entrance, Private Yard                                        |
| Lot Description   | Back Lane, Back Yard, Corner Lot, Front Yard, Landscaped, Low Maintenance Landscape |
| Roof              | Asphalt Shingle                                                                     |
| Construction      | Cement Fiber Board, Stucco, Wood Frame                                              |
| Foundation        | Poured Concrete                                                                     |

## Additional Information

|                |                    |
|----------------|--------------------|
| Date Listed    | October 15th, 2025 |
| Days on Market | 1                  |
| Zoning         | DC                 |

## Listing Details

|                |            |
|----------------|------------|
| Listing Office | CIR Realty |
|----------------|------------|

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® 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.