

# \$609,900 - 164 Mckerrell Crescent Se, Calgary

MLS® #A2267691

**\$609,900**

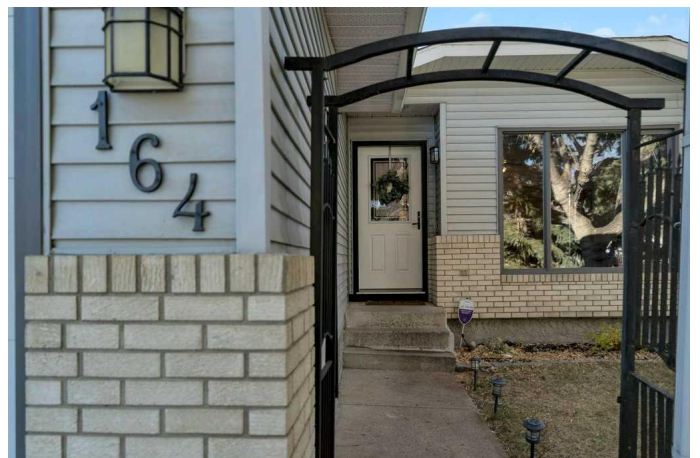
4 Bedroom, 2.00 Bathroom, 1,099 sqft

Residential on 0.10 Acres

McKenzie Lake, Calgary, Alberta

Truly a sweet immaculate, upgraded 3 bedroom backsplit (4 levels) on quiet crescent with Lake Access, having great exterior appeal, private treed west yard, 3rd level walk-out and short walk to lake. Enter foyer to living room dining room combination with vaulted ceilings, hardwood flooring and large picture window to treed front yard. Bright kitchen with white cabinets, U shaped counter, lots of cupboards, pantry and adjacent bright eating nook with French doors to composite decking to back yard. Upper level primary bdrm with custom wall unit closet system, 2 good size kids bdrms and closets. Large 3 pc bathroom with 6 ft swirl tub. 3rd level, open and bright family room, brick facing fireplace surrounded by bookcase/curio cabinets and mantle. Large 4th bedroom or office and 3 pc bathroom. Rec Rm in lowest level. Enjoy the attached garage; Note all newer windows, 2023 (except living rm), Added attic insulation 2023, plug-in heat cables for roof/shingle perimeter of home. Great location, walking distance to several parks including the lake with tennis, skating etc and many different community events, schools. Walk to bus to LRT or easy direct drive downtown, Golf nearby within Fish Creek Park with many bike and river walking trails and views. Enjoy all the summer and winter lake activities and trails in Fish Creek Park.

Built in 1987



## Essential Information

|                |               |
|----------------|---------------|
| MLS® #         | A2267691      |
| Price          | \$609,900     |
| Bedrooms       | 4             |
| Bathrooms      | 2.00          |
| Full Baths     | 2             |
| Square Footage | 1,099         |
| Acres          | 0.10          |
| Year Built     | 1987          |
| Type           | Residential   |
| Sub-Type       | Detached      |
| Style          | 4 Level Split |
| Status         | Active        |

## Community Information

|             |                           |
|-------------|---------------------------|
| Address     | 164 Mckerrell Crescent Se |
| Subdivision | McKenzie Lake             |
| City        | Calgary                   |
| County      | Calgary                   |
| Province    | Alberta                   |
| Postal Code | T2Z 1M9                   |

## Amenities

|                |                                                                                       |
|----------------|---------------------------------------------------------------------------------------|
| Amenities      | Beach Access, Park, Picnic Area, Racquet Courts                                       |
| Parking Spaces | 4                                                                                     |
| Parking        | Concrete Driveway, Double Garage Attached, Front Drive, Garage Door Opener, On Street |
| # of Garages   | 2                                                                                     |

## Interior

|                   |                                                                                                        |
|-------------------|--------------------------------------------------------------------------------------------------------|
| Interior Features | Bookcases, Built-in Features, No Smoking Home, Vaulted Ceiling(s)                                      |
| Appliances        | Dishwasher, Dryer, Garage Control(s), Refrigerator, Stove(s), Washer, Water Softener, Window Coverings |
| Heating           | Forced Air, Natural Gas                                                                                |
| Cooling           | None                                                                                                   |
| Fireplace         | Yes                                                                                                    |
| # of Fireplaces   | 1                                                                                                      |
| Fireplaces        | Recreation Room, Wood Burning                                                                          |
| Has Basement      | Yes                                                                                                    |

Basement                      Full

**Exterior**

Exterior Features      BBQ gas line  
Lot Description        Back Yard, City Lot, Cul-De-Sac, Landscaped, Level  
Roof                      Asphalt Shingle  
Construction          Brick, Vinyl Siding, Wood Frame  
Foundation            Poured Concrete

**Additional Information**

Date Listed              October 30th, 2025  
Days on Market        2  
Zoning                    R-CG  
HOA Fees                394  
HOA Fees Freq.        ANN

**Listing Details**

Listing Office            Royal LePage Solutions

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