

\$824,900 - 720 Parkvalley Road Se, Calgary

MLS® #A2269323

\$824,900

4 Bedroom, 3.00 Bathroom, 2,083 sqft

Residential on 0.14 Acres

Parkland, Calgary, Alberta

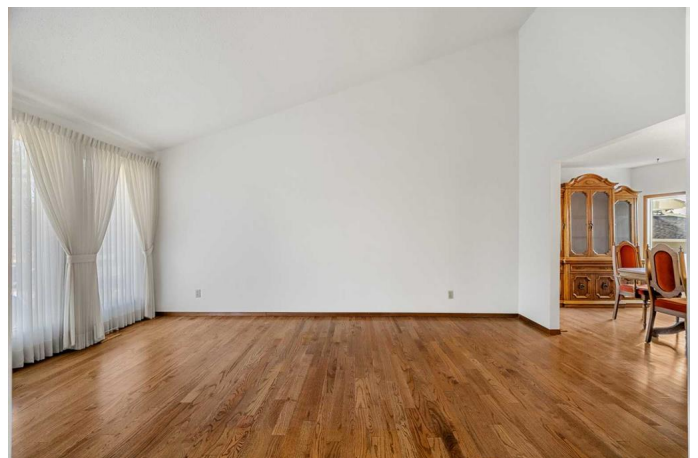
This beautifully maintained home is perfectly situated on a QUIET STREET, just STEPS FROM FISH CREEK PARK, offering over 2,600 sq. ft. of developed living space. From the moment you arrive, you'll notice the pride of ownership and the warm, inviting atmosphere throughout.

The first thing you'll notice are the IMMACULATE HARDWOOD FLOORS found in the living room, dining room, staircase, and all upper bedrooms.

The main floor features a bright, VAULTED LIVING AND DINING AREA filled with natural light, and an updated kitchen with plenty of cabinetry, newer appliances, and sliding doors that open onto a spacious 20' x 13' back deck – ideal for morning coffee or relaxed evening entertaining. The large, private SOUTH-FACING BACKYARD includes a covered BBQ area, perfect for year-round grilling.

Just a few steps down from the kitchen is the cozy family room, complete with a brick gas fireplace and patio doors leading directly to the backyard. Also on this level, you'll find the laundry area, a 3-piece bathroom, and a fourth bedroom or office.

Upstairs, there are three generous bedrooms, each with excellent closet space. The primary suite features a private 3-piece ensuite, while



a bright main bathroom serves the additional bedrooms.

The basement offers a large recreation room, a secondary utility area with a sink and prep counter, and plenty of storage space.

Additional highlights include a HEATED DOUBLE ATTACHED GARAGE with built-in cabinets and counters, a front and rear SPRINKLER SYSTEM, VINYL FENCING (2023), WASHER AND DRYER(2019), HOT WATER TANK (2024), roof replacement (2014), and LEAF GUTTER FILTER (2024).

Families will love being just a short walk from both Prince of Wales and Saint Philips elementary schools, as well as the Parkland Community Hall. Residents also enjoy exclusive access to Park96, a private park for Parkland homeowners featuring a splash pad, tennis courts, disc golf, playgrounds, skating rinks, and more. if you've been dreaming of a home that combines location, lifestyle, and lasting value, This Parkland gem truly has it all!

Built in 1975

Essential Information

MLS® #	A2269323
Price	\$824,900
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	2,083
Acres	0.14
Year Built	1975
Type	Residential
Sub-Type	Detached
Style	2 Storey Split

Status	Active
--------	--------

Community Information

Address	720 Parkvalley Road Se
Subdivision	Parkland
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2J 4V8

Amenities

Amenities	Park, Picnic Area, Playground, Recreation Facilities
Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	Ceiling Fan(s), Granite Counters, No Animal Home, No Smoking Home, Storage, Vinyl Windows
Appliances	Dishwasher, Electric Stove, Garage Control(s), Microwave Hood Fan, Washer/Dryer, Water Softener, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Full

Exterior

Exterior Features	BBQ gas line, Private Entrance, Private Yard, Storage, Built-in Barbecue
Lot Description	Back Lane, Back Yard, Landscaped, Level, Private, Treed, Close to Clubhouse
Roof	Asphalt Shingle
Construction	Brick, Wood Frame, Cedar
Foundation	Poured Concrete

Additional Information

Date Listed	November 8th, 2025
Days on Market	4

Zoning	R-CG
HOA Fees	240
HOA Fees Freq.	ANN

Listing Details

Listing Office	2% Realty
----------------	-----------

Data is supplied by Pillar 9â,,ç MLSÂ® System. Pillar 9â,,ç is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â,,ç. 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.