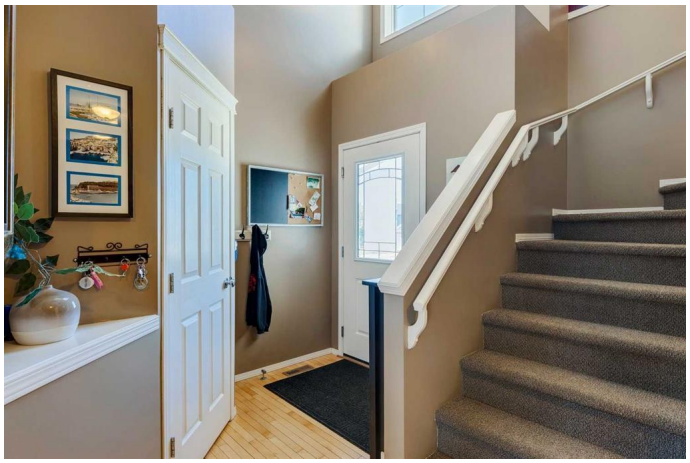
$600,000 - 1472 Millview Road Sw, Calgary

MLS® #A2236377

$600,000
4 Bedroom, 3.00 Bathroom, 1,677 sqft
Residential on 0.10 Acres

Millrise, Calgary, Alberta



*** Open House Saturday July 12th 12:00-2:00pm, Sunday July 13th 2:00-4:00pm*** Welcome to this inviting and well-maintained 2-storey home nestled in a highly sought-after community, backing directly onto a lush green space with a walking pathâ€”offering privacy, beauty, and immediate access to nature.
Step inside to a warm and cozy living room featuring a gas fireplace with mantle, perfect for relaxing evenings. The open-concept main floor flows into a spacious kitchen, complete with a large island, pantry, premium Kitchenaid double-door fridge, Whirlpool stove, and a vented microwave hood fan. The bright eating nook/dining area is ideal for family meals and gatherings.
The main floor also includes a convenient half-bath and a laundry room with washer, dryer, and additional closet spaceâ€”conveniently located just off the entrance to the double attached garage. A Google Nest thermostat helps keep the home comfortable and energy-efficient year-round.
Upstairs, youâ€™ll find a large, private bonus roomâ€”perfect for a home office or entertainment spaceâ€”set apart from the quiet bedroom wing. There are 3 generous bedrooms, including a primary suite that overlooks the backyard. The primary features a 4-piece ensuite with extra counter space and a large closet. Another 4-piece bathroom serves the upper-level bedrooms.
The basement is partially finished and includes

one completed bedroom, with the rest left unfinishedâ€”ready for your personal touch or future development plans.
Enjoy outdoor living in the fully fenced backyard, which includes a designated dog run, a storage shed, and direct access to the green space and walking paths. The home also features a new roof and new siding, offering peace of mind and curb appeal.
Located in a family-friendly neighborhood with excellent amenities including: Community gardens, skating rink in the winter, close proximity to parks, playgrounds, and schools, and easy access to Fish Creek Park, Macleod Trail, Stoney Trail, Costco, and the LRT station
This home offers the perfect balance of comfort, convenience, and connection to nature. Donâ€™t miss your chance to make it yoursâ€”schedule your private showing today!

Built in 2002

Essential Information

MLS® #	A2236377
Price	$600,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,677
Acres	0.10
Year Built	2002
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	1472 Millview Road Sw
Subdivision	Millrise

City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Y 2N4

Amenities

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	Built-in Features, Closet Organizers, Kitchen Island, Open Floorplan, Pantry
Appliances	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room, Mantle
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior Features	Dog Run, Storage
Lot Description	Back Yard, Backs on to Park/Green Space, City Lot, Dog Run Fenced In, Front Yard, Lawn, Level, No Neighbours Behind, Rectangular Lot, Treed
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	July 10th, 2025
Days on Market	2
Zoning	R-CG

Listing Details

Listing Office	RE/MAX First

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