# **\$478,500 - 7 Erin Park Bay Se, Calgary**

MLS® #A2267050

# \$478,500

3 Bedroom, 2.00 Bathroom, 1,017 sqft Residential on 0.09 Acres

Erin Woods, Calgary, Alberta

\*OPEN HOUSE SUNDAY NOV 2 1:00-3:00PM\* START THE CAR -INCREDIBLE VALUE for this well maintained home in a QUIET CUL-DE-SAC! Charming bungalow situated between the school and a park. This 3 bed, 2 bathroom home has been lovingly maintained and updated. You will be impressed by the open and bright floorplan and NEW TILE FLOORING. The kitchen offers ample cabinet space, NEWER APPLIANCES and VIEWS of the park. Watch your kids walk to school from the large deck in the back! The groovy basement makes a perfect man cave and is loaded with potential. Massive family room and 3-pc washroom. Equipped with a WOOD BURNING FIREPLACE, WET BAR, CEDAR SAUNA! Plenty of room for vehicles and toys, with the DOUBLE CAR GARAGE and double parking pad. Some other notable updates include: FRESH PAINT, VINYL FENCING, ROOF (2018), GARAGE ROOF (2019) & DECK (2020). Incredibly convenient and family friendly community, with quick access to schools, parks, shopping, public transportation and major roadways. You will love living here! Book a showing before it's too late and check out the 3D VIRTUAL TOUR.







Built in 1981

### **Essential Information**

MLS® # A2267050 Price \$478,500 Bedrooms 3

Bathrooms 2.00

Full Baths 2

Square Footage 1,017

Acres 0.09

Year Built 1981

Type Residential

Sub-Type Detached

Style Bungalow

Status Active

## **Community Information**

Address 7 Erin Park Bay Se

Subdivision Erin Woods

City Calgary

County Calgary

Province Alberta

Postal Code T2A 2V4

## **Amenities**

Parking Spaces 4

Parking Double Garage Detached, Garage Faces Rear, Insulated, Parking Pad

# of Garages 2

#### Interior

Interior Features Ceiling Fan(s), Open Floorplan, Storage, Vinyl Windows, Wet Bar,

Sauna

Appliances Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave Hood

Fan, Refrigerator, Washer, Window Coverings, Garburator

Heating Forced Air

Cooling None

Fireplace Yes

# of Fireplaces 1

Fireplaces Wood Burning, Basement

Has Basement Yes

Basement Full

#### **Exterior**

Exterior Features Playground

Lot Description Back Lane, Back Yard, Cul-De-Sac, Interior Lot, Rectangular Lot, Views

Roof Asphalt Shingle
Construction Aluminum Siding
Foundation Poured Concrete

## **Additional Information**

Date Listed October 26th, 2025

Days on Market 3

Zoning R-CG

# **Listing Details**

Listing Office MaxWell Capital 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.