587-899-3773
justin@realtyaces.ca

50 Cedargrove Lane SW
Calgary, Alberta

MLS # A2344462

$550,000

Division:	Cedarbrae		
Type:	Residential/Duplex		
Style:	2 Storey, Attached-Side by Side		
Size:	1,733 sq.ft.	**Age:**	1999 (27 yrs old)
Beds:	3	**Baths:**	1 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.01 Acre		
Lot Feat:	Back Yard, Landscaped, No Back Lane, See Remarks		

Heating:	Forced Air, Natural Gas	**Water:**	-
Floors:	Carpet, Ceramic Tile	**Sewer:**	-
Roof:	Asphalt Shingle	**Condo Fee:**	$ 458
Basement:	Full	**LLD:**	-
Exterior:	Stone, Stucco, Wood Frame	**Zoning:**	R-CG
Foundation:	Poured Concrete	**Utilities:**	-
Features:	Central Vacuum, Double Vanity, Kitchen Island, See Remarks, Walk-In Closet(s)		

Inclusions: Garage Shelf Included

Your new home is waiting for you in the amenities rich and well-established neighbourhood of Cedarbrae. This fully finished two story will not disappoint with room for the whole family to be comfortable. The main floor offers a large living room with a beautiful 3-sided fireplace, you can enjoy it from both the living room and kitchen/dining areas There is a fully appointed kitchen that the chef in the family will love, with vaulted ceilings and beautiful skylight, you will appreciate all the natural light. There is a dining area located in the kitchen making family gatherings a delight. The main floor also offers a massive den, perfect for an additional main floor bedroom, for your convenience you will also find a 2-piece bathroom on this level. Head upstairs to find your own private oasis; this level offers the primary bedroom fit for a King or Queen, complete with a 5-piece spa inspired ensuite and a walk in closet that will fit all your clothes. Downstairs is fully finished with a massive family room, two additional bedrooms and a 4-piece bath with a steam shower. On the main floor you will find a large patio just off the kitchen, perfect for year-round BBQs, and backing onto a green space. This home shows pride of ownership and recent upgrades include Air conditioning 2021, carpet 2024, hw furnace April 2026 and a carbon filtration system in August 2026. With a prime location, this home is move in ready and waiting for you!

Copyright (c) 2026 Justin Wiechnik. Listing data courtesy of CIR Realty. Information is believed to be reliable but not guaranteed.