

\$499,000 - 3631 Cedarille Drive Sw, Calgary

MLS® #A2231793

\$499,000

3 Bedroom, 2.00 Bathroom, 1,100 sqft
Residential on 0.07 Acres

Cedarbrae, Calgary, Alberta

***OPEN HOUSE, Sunday , July 20,
1:00pm-3:00pm. This well-cared-for bi-level
semi-detached home offers a wonderful
combination of comfort, space, and future
potentialâ€”with NO CONDO FEES. Just
steps from a beautiful park, itâ€™s perfect for
those seeking peace and convenience.

The home features three spacious bedrooms
and 1.5 bathrooms, making it a great fit for
families, first-time buyers, or investors. The
kitchen has been updated with new cabinetry
and quartz countertops, complemented by
stainless steel appliances, offering both
function and style.

The basement layout provides exciting
potential for a side entry, opening the door to
the possibility of a legal suite (subject to city
approval)â€”ideal for extended family or rental
income.

Pride of ownership shines throughout this
move-in-ready home in a friendly,
park-adjacent neighborhood. A rare find that
balances comfort, value, and opportunity.

VIRTUAL TOUR AVAILABLE

Built in 1977

Essential Information

MLS® # A2231793



Price	\$499,000
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,100
Acres	0.07
Year Built	1977
Type	Residential
Sub-Type	Semi Detached
Style	Side by Side, Bi-Level
Status	Active

Community Information

Address	3631 Cedarille Drive Sw
Subdivision	Cedarbrae
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2W 3J5

Amenities

Parking Spaces	1
Parking	Off Street

Interior

Interior Features	Ceiling Fan(s), Open Floorplan, Quartz Counters
Appliances	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior Features	None
Lot Description	Back Lane, Back Yard, Front Yard, Lawn, Rectangular Lot
Roof	Asphalt Shingle
Construction	Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed June 17th, 2025
Days on Market 62
Zoning R-CG

Listing Details

Listing Office Royal LePage Benchmark

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