

# \$399,900 - 19, 380 Bermuda Drive Nw, Calgary

MLS® #A2207606

**\$399,900**

3 Bedroom, 2.00 Bathroom, 1,111 sqft  
Residential on 0.00 Acres

Beddington Heights, Calgary, Alberta

\*Open House, Saturday April 5, 1:30â€“3:30 PM\* Welcome to Spicewood Condos, a very desirable townhouse community nestled in the heart of Beddington Heights. This renovated home offers almost 1,600 sq. ft. of thoughtfully designed living space, featuring beautiful renovations from top to bottom. Upon entering, you'll be greeted by a bright and inviting living area, enhanced by large windows bringing in loads of natural light. The open-concept layout seamlessly connects the living room to the dining area and kitchen, creating an ideal environment for relaxing and entertaining. The kitchen has been beautifully renovated with modern appliances, quartz countertops, and lots of cabinet storage, providing both style and functionality. Upstairs, you'll find three generously sized bedrooms. The primary bedroom boasts ample closet space and large windows. The additional bedrooms are versatile and can serve as guest rooms, home offices, or flex areas to suit your needs. The bathroom has been nicely renovated, featuring contemporary fixtures and finishes. The fully developed, bright basement presents a very inviting additional space for you. Install your home theatre, set up your home gym, or use it as a playroom or officeâ€”this is one of the nicer basements youâ€™™ll find in this price category! The basement also has a spacious laundry area & good storage space. Luxury vinyl plank throughoutâ€”stylish and easily maintained. The unit features one of the more impressive backyards in the development. The



sellers have invested \$5,000 in a newer backyard patio and shed, creating a perfect outdoor retreat for summer barbecues, gardening, or simply unwinding after a long day. The BBQ which is under 2 years old is also included with the sale. One outdoor parking stall is adjacent to your unit, and you're also very close to ample visitor parking for your guests. There are also extra parking stalls that can be rented (please verify with the condo board). Located in the desirable community of Beddington Heights, this home offers unparalleled convenience. You'll be within walking distance to St. Bede + Beddington Heights School, shopping, and public transportation, making daily errands and commutes a breeze. The #3 bus stop is footsteps from your home and takes you right downtown. Spicewood is a nice little community within a community! Very well managed and thoroughly engaged with its residents, there is a private website for owners and residents to stay informed on what's happening here. Beddington Heights is known for its mature trees, parks, and family-friendly environment, providing a suburban lifestyle with easy access to downtown Calgary. Don't miss the opportunity to make this move-in-ready townhouse your new home.

Built in 1980

### **Essential Information**

MLS® #	A2207606
Price	\$399,900
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,111
Acres	0.00
Year Built	1980

Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

### **Community Information**

Address	19, 380 Bermuda Drive Nw
Subdivision	Beddington Heights
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3K 2B2

### **Amenities**

Amenities	Visitor Parking
Parking Spaces	1
Parking	Assigned, Stall

### **Interior**

Interior Features	Quartz Counters
Appliances	Dishwasher, Dryer, Electric Stove, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	Barbecue
Lot Description	Back Yard, Rectangular Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	April 3rd, 2025
Days on Market	1
Zoning	M-CG

### **Listing Details**

Listing Office

RE/MAX First

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