

# \$499,900 - 173 Glamis Terrace Sw, Calgary

MLS® #A2208971

**\$499,900**

4 Bedroom, 3.00 Bathroom, 1,573 sqft

Residential on 0.00 Acres

Glamorgan, Calgary, Alberta

Welcome to this charming 4-level split townhouse, perfectly designed for comfort and functionality. Step into a bright, open living space where large, West facing windows fill the home with light, and a cozy wood-burning fireplace anchors the great room—ideal for relaxing evenings or entertaining guests.

The kitchen featuring sleek granite countertops and a generous walk-in pantry that makes organization a breeze. Enjoy the kitchen island for food prep and a quick bite to eat, while the dining room overlooking the living room is for more formal occasions. Upstairs, you'll find three well-appointed bedrooms, including a large primary retreat with a 3-piece en-suite that offers plenty of room to unwind.

The walkout basement provides versatile space, perfect for a home gym, office, 4th bedroom, or private escape. Enjoy the outdoors in your own low-maintenance, fully fenced yard—perfect for morning coffee or peaceful evenings. Storage shed included.

An attached heated garage offers added convenience year-round, and the pet-friendly (with board approval), well-managed complex ensures a welcoming community and peace of mind. This townhouse truly combines style, space, and practicality—ready to welcome you home.



Built in 1982

## Essential Information

MLS® #	A2208971
Price	\$499,900
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,573
Acres	0.00
Year Built	1982
Type	Residential
Sub-Type	Row/Townhouse
Style	4 Level Split
Status	Active

## Community Information

Address	173 Glamis Terrace Sw
Subdivision	Glamorgan
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3E6V3

## Amenities

Amenities	None
Parking Spaces	2
Parking	Driveway, Garage Door Opener, Garage Faces Front, Insulated, Single Garage Attached
# of Garages	1

## Interior

Interior Features	High Ceilings
Appliances	Dishwasher, Dryer, Garage Control(s), Refrigerator, Washer, Window Coverings, Oven
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes

# of Fireplaces	1
Fireplaces	Living Room, Wood Burning
Has Basement	Yes
Basement	Finished, Full, Walk-Out

### **Exterior**

Exterior Features	None
Lot Description	Interior Lot
Roof	Asphalt Shingle
Construction	Wood Frame, Wood Siding
Foundation	Poured Concrete

### **Additional Information**

Date Listed	April 7th, 2025
Days on Market	43
Zoning	M-CG

### **Listing Details**

Listing Office	CIR Realty
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