

# \$649,900 - 219 Berwick Way Nw, Calgary

MLS® #A2208980

**\$649,900**

3 Bedroom, 3.00 Bathroom, 1,755 sqft  
Residential on 0.13 Acres

Beddington Heights, Calgary, Alberta

\*\*\*Open House Sunday - June 29, 2025 - 2:00 pm - 4:00 pm\*\*\* From the moment you walk in, youâ€™ll see this isnâ€™t your average home. The beautifully renovated kitchen features sleek quartz countertops, a stylish tile backsplash, and a fully equipped spice kitchenâ€™perfect for cooking up a storm without the mess. Just off the kitchen, the inviting family room with a cozy fireplace is ideal for relaxing evenings and movie nights. Upstairs, the spacious primary bedroom welcomes you with double doors and a private ensuite. Two additional generously sized bedrooms provide plenty of space for family or guests. The fully finished basement adds even more flexibilityâ€™use it as a rec room, home office, or guest suite to suit your lifestyle. This home has seen extensive updates, including new triple-pane windows (2024), furnace, heat pump/air conditioner (2024), updated bathrooms, flooring, pot lights, and a new roof (2021â€“2023). Itâ€™s truly move-in ready.

Sitting on a massive 50' x 111' lot with an east-facing backyard, fruit trees, and no rear neighbors (backing onto a greenbelt space), this home offers peace and privacy. You're just steps from transit, schools like St. Bede & Beddington Heights, and minutes to shopping, parks, and major routes.

Bonus Feature: This home includes a new heat pump systemâ€™an energy-efficient upgrade that provides both heating and cooling. Unlike traditional air conditioners, a



heat pump can reverse function to provide warmth in winter and cooling in summer, all while reducing energy usage. Itâ€™s a smart, eco-friendly alternative that keeps your home comfortable year-round.

Truly move-in ready and full of charm â€“ come see for yourself!

Built in 1978

**Essential Information**

|                |               |
|----------------|---------------|
| MLS® #         | A2208980      |
| Price          | \$649,900     |
| Bedrooms       | 3             |
| Bathrooms      | 3.00          |
| Full Baths     | 2             |
| Half Baths     | 1             |
| Square Footage | 1,755         |
| Acres          | 0.13          |
| Year Built     | 1978          |
| Type           | Residential   |
| Sub-Type       | Detached      |
| Style          | 4 Level Split |
| Status         | Active        |

**Community Information**

|             |                    |
|-------------|--------------------|
| Address     | 219 Berwick Way Nw |
| Subdivision | Beddington Heights |
| City        | Calgary            |
| County      | Calgary            |
| Province    | Alberta            |
| Postal Code | T3K1B8             |

**Amenities**

|                |                        |
|----------------|------------------------|
| Parking Spaces | 4                      |
| Parking        | Double Garage Attached |
| # of Garages   | 2                      |

**Interior**

|                   |  |
|-------------------|--|
| Interior Features | See Remarks  |
| Appliances        | Dishwasher, Refrigerator, Dryer, Electric Stove, Microwave, Oven, Washer, Window Coverings |
| Heating           | Heat Pump  |
| Cooling           | Central Air  |
| Fireplace         | Yes  |
| # of Fireplaces   | 1  |
| Fireplaces        | Wood Burning   |
| Has Basement      | Yes  |
| Basement          | Finished, Full, Crawl Space  |

## Exterior

|                   |   |
|-------------------|---|
| Exterior Features | Private Yard  |
| Lot Description   | Landscaped, Backs on to Park/Green Space, Back Yard, Fruit Trees/Shrub(s) |
| Roof              | Asphalt Shingle   |
| Construction      | Wood Frame, Metal Siding  |
| Foundation        | Poured Concrete   |

## Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | April 10th, 2025 |
| Days on Market | 84               |
| Zoning         | R-CG             |

## Listing Details

|                |             |
|----------------|-------------|
| Listing Office | Real Broker |
|----------------|-------------|

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