# \$669,900 - 39 Point Mckay Crescent Nw, Calgary

MLS® #A2216413

## \$669,900

3 Bedroom, 2.00 Bathroom, 1,534 sqft Residential on 0.00 Acres

Point McKay, Calgary, Alberta

BACKING ONTO BOW RIVER | Welcome to this beautifully updated, extremely WELL-BUILT 3-bedroom, 1.5-bathroom townhouse in the highly sought-after riverside community of Point McKay, offering a rare opportunity to back directly onto the Bow River and its scenic pathway system. This move-in-ready home features freshly painted walls, refinished ceilings, hardwood flooring, and a thoughtfully designed layout with a bright living room that boasts soaring 2-storey ceilings, large windows, and a cozy wood-burning fireplace that fills the space with warmth and natural light. The stunning kitchen is ideal for everyday living and entertaining, with quartz countertops, stainless steel appliances, a generous walk-in pantry, a central island with a breakfast bar, and cabinetry with some open shelving. The open-concept dining area overlooks the living room for a stylish, airy feel, and a sunny patio off the living room provides a perfect spot to enjoy morning coffee, evening sunsets, or a BBQ with friends! Access to the incredible river trail system is right out your back gate - truly a life-changing feature. Upstairs, the oversized primary bedroom offers a serene retreat, featuring 2 closets, enough space for an office, and access to the full bathroom. The top floor also includes 2 additional bedrooms, both with river views, and a well-appointed full bathroom with separate tub, separate shower, tile flooring and quartz countertops. A convenient main-floor powder room, an oversized single







attached garage with drivweay, and a basement with abundant storage space and laundry complete the home. Additional upgrades include modern lighting, fresh paint, new bathroom mirrors, and a functional layout designed for both comfort and style. All of this in an unbeatable location near Foothills and Alberta Children's Hospitals, University of Calgary, downtown, tennis courts, and beloved local spots like the Lazy Loaf & Kettle. Imagine floating down the river on a hot summer's day, right out your back door! This is urban living with a natural backdrop - don't miss your chance to own a river-facing home in one of Calgary's most desirable neighbourhoods.

#### Built in 1980

## **Essential Information**

MLS® # A2216413 Price \$669,900

Bedrooms 3

Bathrooms 2.00

Full Baths 1

Half Baths 1

Square Footage 1,534
Acres 0.00
Year Built 1980

Type Residential

Sub-Type Row/Townhouse

Style 3 Storey

Status Active

## **Community Information**

Address 39 Point Mckay Crescent Nw

Subdivision Point McKay

City Calgary
County Calgary
Province Alberta
Postal Code T3P 5C3

### **Amenities**

Amenities Visitor Parking

Parking Spaces 2

Parking Concrete Driveway, Front Drive, Garage Door Opener, Garage Faces

Front, Guest, Off Street, Oversized, Single Garage Attached

# of Garages 1

Waterfront River Access, River Front

Interior

Interior Features Breakfast Bar, Built-in Features, High Ceilings, Kitchen Island, Open

Floorplan, Pantry, Quartz Counters, Storage, Walk-In Closet(s)

Appliances Dishwasher, Dryer, Electric Stove, Refrigerator, Washer

Heating Forced Air

Cooling None
Fireplace Yes
# of Fireplaces 1

Fireplaces Gas Starter, Living Room, Wood Burning

Has Basement Yes

Basement Finished, Partial

**Exterior** 

Exterior Features Private Entrance, Private Yard

Lot Description Back Yard, Backs on to Park/Green Space, Front Yard, Landscaped,

Low Maintenance Landscape, No Neighbours Behind, See Remarks,

**Views** 

Roof Cedar Shake

Construction Wood Frame, Wood Siding

Foundation Poured Concrete

#### **Additional Information**

Date Listed May 2nd, 2025

Days on Market 12 Zoning DC

## **Listing Details**

Listing Office RE/MAX First

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