

\$834,000 - 52 Kentish Drive Sw, Calgary

MLS® #A2242382

\$834,000

5 Bedroom, 3.00 Bathroom, 1,444 sqft

Residential on 0.11 Acres

Kingsland, Calgary, Alberta

5 BEDS + DEN | 3 FULL BATHS | TRIPLE ATTACHED GARAGE | FULLY-RENOVATED Modern design. Serious value. Welcome to 52 Kentish Drive SW, a fully renovated bungalow in the established community of Kingsland - PRICE ADJUSTED and ready for a new chapter. With over 2,300 sq ft of developed space and finishings youâ€™d expect to see at a much higher price point. Inside, itâ€™s all REIMAGINED, natural light, and smart design. The NEW KITCHEN features custom two-tone cabinetry, a massive island, and stainless steel appliances. Solid HARDWOOD FLOORS lead you into a warm, sun-filled living and dining area thatâ€™s as functional as it is inviting, made for real life. The primary suite is a true retreat: a walk-in closet, a DOUBLE SHOWER, imported tile, dual vanities, a SOAKER TUB, and a DOUBLE-SIDED FIREPLACE shared with the bedroom. It's luxury without pretense. TWO ADDITIONAL BEDROOMS and a designer 5-piece bathroom round out the main floor, while a vaulted-ceiling MUDROOM with in-floor heat and direct access to an ATTACHED TRIPE CAR GARAGE adds serious function. Downstairs, the FULLY FINISHED BASEMENT offers even more flexibility - with a REC ROOM wired for surround sound, a DRY BAR, full bath, TWO MORE BEDROOMS, and a bonus FLEX SPACE perfect for a home office or extra storage. Enjoy coffee on the east-facing BACK DECK, sunset wine on the west-facing FRONT DECK,



and the peace of mind that comes with a NEW ROOF, NEW WINDOWS, NEW APPLIANCES, a new hot water tank, and fresh paint. This home is move-in ready and priced to move - offering luxury features, an unbeatable location near parks, schools, and Chinook Centre. Savvy buyers have a RARE OPPORTUNITY to purchase a high-end, turn-key home in an established inner-city community, for less. The sellers are relocating and open to reviewing all reasonable offers.

Built in 1959

Essential Information

MLS® #	A2242382
Price	\$834,000
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	1,444
Acres	0.11
Year Built	1959
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	52 Kentish Drive Sw
Subdivision	Kingsland
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2V 2L3

Amenities

Parking Spaces	3
Parking	Alley Access, Garage Faces Rear, Insulated, Triple Garage Attached
# of Garages	3

Interior

Interior Features	Bar, Built-in Features, Chandelier, Closet Organizers, Double Vanity, Granite Counters, High Ceilings, Kitchen Island, Open Floorplan, See Remarks, Soaking Tub, Storage, Vaulted Ceiling(s), Vinyl Windows, Walk-In Closet(s), Wired for Sound, Dry Bar
Appliances	Bar Fridge, Dishwasher, Electric Stove, Garage Control(s), Microwave, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None, Rough-In
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, See Through, Double Sided, Glass Doors, Master Bedroom
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Yard, Rain Barrel/Cistern(s)
Lot Description	Back Lane, Back Yard, Front Yard, Lawn, Rectangular Lot, Street Lighting
Roof	Asphalt Shingle
Construction	Stucco, Wood Frame, Wood Siding
Foundation	Poured Concrete

Additional Information

Date Listed	July 23rd, 2025
Days on Market	15
Zoning	R-CG

Listing Details

Listing Office	eXp Realty
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