

# \$589,900 - 200 Macewan Glen Drive Nw, Calgary

MLS® #A2237220

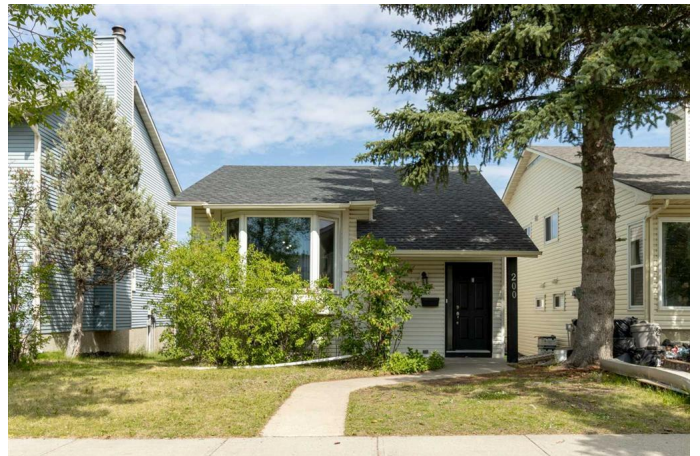
**\$589,900**

4 Bedroom, 2.00 Bathroom, 1,039 sqft

Residential on 0.08 Acres

MacEwan Glen, Calgary, Alberta

Location Location Location! Welcome Home to MacEwan Glen, one of NW Calgary's most desirable and family-friendly communities—renowned for its mature trees, scenic walking paths, and close proximity to Nose Hill Park. This beautifully updated 4-bedroom, 2-bathroom bi-level home is a perfect opportunity for first-time home buyers or savvy investors looking for a move-in-ready property in a well-established neighbourhood. Step inside to a bright, open concept layout and functional main level, featuring a spacious living room updated with newer vinyl plank flooring and trendy black fixtures throughout, dedicated dining area, and a refreshed Chef's kitchen featuring white cabinets, stainless steel appliances and a convenient breakfast bar, great for everyday meals or hosting family and friends. You'll find two well-sized bedrooms, including a generous primary suite with a walk-in closet and private flex space—perfect for a nursery, home office, or reading nook. The second bedroom works wonderfully as a kids' room, guest suite, or study, providing versatile living options for families or shared spaces. Both the main level and basement include full 4-piece bathrooms, offering extra convenience for multi-generational families, roommates, or guests. Downstairs, the fully developed walk-out basement adds great versatility, with two additional bedrooms, a welcoming rec room with a wood-burning fireplace, a full laundry room, and direct access to the



backyard and Walkout deck offering seamless indoor-outdoor living. Step outside to the walkout and freshly painted Oversized Sun Deck, where you can relax or host summer BBQs while enjoying serene views of the surrounding nature. This Stunning Gem also includes an outdoor storage shed, two rear parking pads, and plenty of street parking ensuring there's always space for guests or tenants. Located just minutes from top-rated schools, Nose Hill Park, walking trails, playgrounds, and the everyday amenities of Beddington and Country Hills, this incredible home delivers the perfect blend of tranquility and convenience. Don't miss this opportunity book your showing today and see all that this immaculate well maintained home has to offer. Shows 10 out of 10!

Built in 1981

Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2237220    |
| Price          | \$589,900   |
| Bedrooms       | 4           |
| Bathrooms      | 2.00        |
| Full Baths     | 2           |
| Square Footage | 1,039       |
| Acres          | 0.08        |
| Year Built     | 1981        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bi-Level    |
| Status         | Active      |

Community Information

|             |                           |
|-------------|---------------------------|
| Address     | 200 Macewan Glen Drive Nw |
| Subdivision | MacEwan Glen              |
| City        | Calgary                   |

|             |         |
|-------------|---------|
| County      | Calgary |
| Province    | Alberta |
| Postal Code | T3K 2G4 |

### Amenities

|                |                         |
|----------------|-------------------------|
| Parking Spaces | 3                       |
| Parking        | Off Street, Parking Pad |

### Interior

|                   |                                                                                      |
|-------------------|--------------------------------------------------------------------------------------|
| Interior Features | Breakfast Bar, Closet Organizers, Laminate Counters, No Smoking Home                 |
| Appliances        | Dishwasher, Electric Oven, Microwave, Range Hood, Refrigerator, Washer/Dryer Stacked |
| Heating           | Forced Air, Natural Gas                                                              |
| Cooling           | None                                                                                 |
| Fireplace         | Yes                                                                                  |
| # of Fireplaces   | 1                                                                                    |
| Fireplaces        | Wood Burning                                                                         |
| Has Basement      | Yes                                                                                  |
| Basement          | Exterior Entry, Finished, Full, Walk-Out                                             |

### Exterior

|                   |                                             |
|-------------------|---------------------------------------------|
| Exterior Features | Private Entrance, Storage                   |
| Lot Description   | Back Lane, Back Yard, Lawn, Rectangular Lot |
| Roof              | Asphalt Shingle                             |
| Construction      | Vinyl Siding, Wood Frame                    |
| Foundation        | Poured Concrete                             |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | July 17th, 2025 |
| Days on Market | 15              |
| Zoning         | R-CG            |

### Listing Details

|                |                                  |
|----------------|----------------------------------|
| Listing Office | Diamond Realty & Associates LTD. |
|----------------|----------------------------------|

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.