\$729,900 - 3 Pump Hill Landing Sw, Calgary

MLS® #A2265982

\$729,900

2 Bedroom, 3.00 Bathroom, 1,627 sqft Residential on 0.17 Acres

Pump Hill, Calgary, Alberta

*** OPEN HOUSE Saturday, November 16, 2025 2-4pm *** This is a rare opportunity with no condo feesâ€"only \$322/month in HOA fees, covering landscaping and maintenance for worry-free living. A beautiful, character-rich bungalow with a bright and open floor plan, tucked away in the prestigious and quiet community of Pump Hill Landing. Total 2 bedroom, 3-bathroom home with a main floor office offers over 1,590 sq ft on the main level, plus a fully finished basement with a potential third bedroomâ€"ideal for guests or multigenerational living.

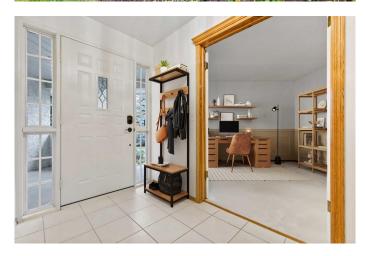
The spacious living room features vaulted ceilings, a classic wood-burning fireplace, and striking floor-to-ceiling windows that fill the space with natural light. Timeless details like elegant wall mouldings and custom architectural touches create an inviting and sophisticated atmosphere.

The kitchen blends charm and function with a center island, floating shelf backsplash, stainless steel appliances, and glass doors leading to the front porchâ€"perfect for morning coffee or evening wine. A formal dining room and breakfast nook offer flexible entertaining options, and the main floor was recently painted throughout, giving the home a fresh, modern feel.

The primary suite is a relaxing retreat with a large skylight, a 5-piece ensuite including a jetted tub, walk-in tiled shower, dual sinks, and a spacious walk-in closet with built-in organizers. A bright den/home office at the







front of the home is accented with detailed wall moulding and abundant natural lightâ€"ready to fit your work-from-home lifestyle or hobby space.

The fully developed basement includes a generous recreation room, guest suite with 4-piece bath, kitchenette, and a large storage room with wood paneling and built-in shelving. A mirrored corner wall with cabinet-style detailing adds unique character to the space. Enjoy two private patios and low-maintenance landscaping in the tranquil rear yard. Additional highlights include a double attached garage and an unbeatable locationâ€"walking distance to Glenmore Landing, minutes to Chinook Centre, with easy access to Glenmore Trail and Stoney Trail. Perfect for empty nesters, snowbirds, or anyone looking to downsize without compromise in one of Calgary's most desirable villa-style communities.

Built in 1988

Essential Information

MLS® # A2265982 Price \$729,900

Bedrooms 2

Bathrooms 3.00

Full Baths 3

Square Footage 1,627

Acres 0.17 Year Built 1988

Type Residential

Sub-Type Semi Detached

Style Side by Side, Bungalow

Status Active

Community Information

Address 3 Pump Hill Landing Sw

Subdivision Pump Hill

City Calgary
County Calgary
Province Alberta
Postal Code T2V 5C1

Amenities

Amenities Other

Parking Spaces 2

Parking Double Garage Attached

of Garages 2

Interior

Interior Features Built-in Features, Ceiling Fan(s), Chandelier, Closet Organizers, Double

Vanity, High Ceilings, Jetted Tub, Kitchen Island, Pantry, See Remarks, Skylight(s), Storage, Vaulted Ceiling(s), Walk-In Closet(s), Wired for

Sound

Appliances Dishwasher, Dryer, Garage Control(s), Refrigerator, Stove(s), Washer,

Window Coverings

Heating Fireplace(s), Forced Air, Natural Gas, Wood

Cooling None Fireplace Yes

of Fireplaces 1

Fireplaces Living Room, Wood Burning

Has Basement Yes
Basement Full

Exterior

Exterior Features Other

Lot Description Back Yard, Corner Lot, Few Trees, See Remarks

Roof Clay Tile

Construction Stone, Stucco, Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed October 24th, 2025

Days on Market 24

Zoning R-CG

HOA Fees 322

HOA Fees Freq. MON

Listing Details

Listing Office RE/MAX Complete Realty

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