

# \$490,000 - 402 Elgin View Se, Calgary

MLS® #A2233279

**\$490,000**

3 Bedroom, 4.00 Bathroom, 1,124 sqft  
Residential on 0.06 Acres

McKenzie Towne, Calgary, Alberta

Don't miss this RARE 3-bed, 3.5-bath semi-detached gem at 402 Elgin View SE in coveted McKenzie Towne! Freshly PAINTED, FURNACE & DUCTS SERVICED, this meticulously maintained 1,600+ sq.ft home features TWO SPACIOUS UPSTAIRS PRIMARY SUITES (each with private 4pc ensuite & walk-in closets) plus a versatile basement bedroom w/ 4pc ensuite—ideal for guests, teens, or multi-generational living. The sunlit main floor boasts an open-concept living area and kitchen, designed for daily ease and entertaining, enhanced by modern upgrades like whole-home networking, basement audio wiring, water purification, and alley-access RV PARKING. Step outside to your private EAST-FACING BACKYARD OASIS, ready for gardens or relaxation, all in a prime location STEPS TO PARKS, TOP SCHOOLS, SHOPS & MCKENZIE TOWNE PLAZA (utilities serviced 2025). Add your modern touches to this move-in-ready canvas and enjoy instant equity growth in one of the most sought after neighbourhoods in Calgary!

Built in 2004

## Essential Information

MLS® #	A2233279
Price	\$490,000
Bedrooms	3
Bathrooms	4.00



Full Baths	3
Half Baths	1
Square Footage	1,124
Acres	0.06
Year Built	2004
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

### **Community Information**

Address	402 Elgin View Se
Subdivision	McKenzie Towne
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Z4N5

### **Amenities**

Amenities	Dog Park, Park, Playground, Recreation Facilities, Game Court Interior, Racquet Courts
Parking Spaces	2
Parking	Alley Access, Off Street, Parking Pad, RV Access/Parking

### **Interior**

Interior Features	Breakfast Bar, No Animal Home, Open Floorplan, Walk-In Closet(s), Wired for Sound, Wired for Data
Appliances	Dishwasher, Dryer, Electric Oven, Refrigerator, Washer, Window Coverings
Heating	Central, Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Gas Starter, Living Room, Glass Doors, Stone
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	Garden, Private Yard
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Lot Description	Back Lane, Back Yard, Fruit Trees/Shrub(s), Garden, Landscaped, Rectangular Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	June 28th, 2025
Days on Market	4
Zoning	R-2M
HOA Fees	227
HOA Fees Freq.	ANN

### **Listing Details**

Listing Office	LPT Realty
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