

# \$799,000 - 68 Kendall Place Sw, Calgary

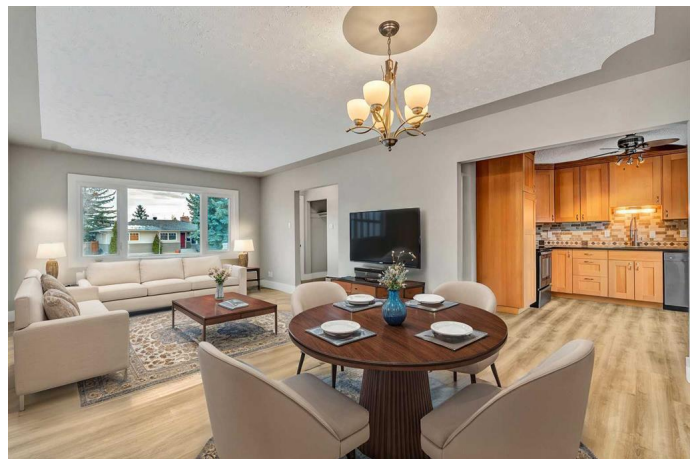
MLS® #A2200944

**\$799,000**

5 Bedroom, 2.00 Bathroom, 1,069 sqft  
Residential on 0.12 Acres

Kingsland, Calgary, Alberta

UPDATED 5 BEDROOM HOME | ILLEGAL BASEMENT SUITE WITH A SEPARATE ENTRANCE | TRIPLE CAR GARAGE | NEW FRONT LANDSCAPING Including High End AGGREGATE CONCRETE | OPEN FLOOR PLAN | STYLISH DESIGN | VERY WALKABLE LOCATION| Updated 5 bedroom bungalow with a triple car garage and an illegally suited basement in the urban community of Kingsland. Within walking distance are schools, numerous community amenities, an off-leash park and just mere minutes to the LRT station and the many diverse shops and award-winning restaurants along McLeod Trail and Chinook Centre. After all of that activity come home to a quiet sanctuary away from the hustle and bustle with new front landscaping and new poured concrete walkways, stairs and patio. Inside is a neutral colour palette and an abundance of natural light. Oversized windows adorn the inviting living room with clear sightlines into the dining room, perfect for entertaining. The kitchen inspires culinary adventures with stainless steel appliances, full-height cabinets and a large window to keep an eye on the kids playing in the backyard. All 3 bedrooms on this level are spacious and bright with easy access to the 4-piece bathroom. A separate entrance leads to the illegally suited basement. This 2 bedroom abode is modern and bright with the same stylish design elements as the upper level. The kitchen features stainless steel appliances and white cabinetry and the open



floor plan encourages unobstructed conversations. Relax on the expansive concrete patio while kids and pets play in the backyard privately fenced and nestled behind the triple detached garage. The extremely family-oriented community of Kingsland boasts a skating rink, sports courts, outdoor fitness equipment, dry pond with a walking/cycling track and much more, ideal for any busy family, pet owners and outdoor enthusiasts alike.

Built in 1957

### Essential Information

MLS® #	A2200944
Price	\$799,000
Bedrooms	5
Bathrooms	2.00
Full Baths	2
Square Footage	1,069
Acres	0.12
Year Built	1957
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### Community Information

Address	68 Kendall Place Sw
Subdivision	Kingsland
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2V 2J7

### Amenities

Parking Spaces	5
Parking	Driveway, Triple Garage Detached
# of Garages	3

## Interior

Interior Features	Ceiling Fan(s), Low Flow Plumbing Fixtures, Open Floorplan, Recessed Lighting, Soaking Tub, Storage
Appliances	Dryer, Electric Stove, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Baseboard, Natural Gas, Radiant
Cooling	None
Has Basement	Yes
Basement	Exterior Entry, Finished, Full, Suite

## Exterior

Exterior Features	Private Yard
Lot Description	Back Lane, Back Yard, Landscaped
Roof	Asphalt Shingle
Construction	Stucco, Wood Frame, Wood Siding
Foundation	Poured Concrete

## Additional Information

Date Listed	March 12th, 2025
Days on Market	21
Zoning	R-CG

## Listing Details

Listing Office	LPT Realty ULC
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