

# \$699,900 - 36 Gladstone Gardens Sw, Calgary

MLS® #A2234170

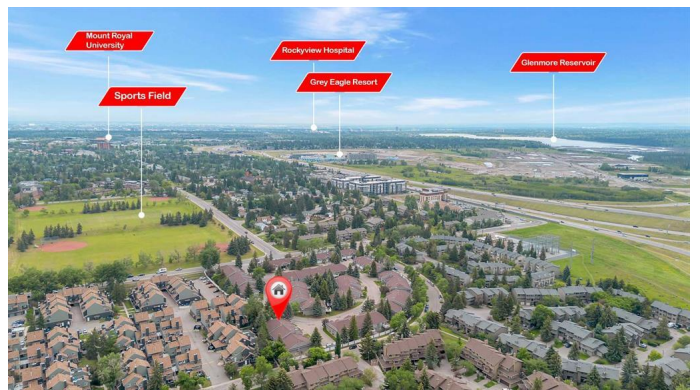
**\$699,900**

3 Bedroom, 3.00 Bathroom, 1,419 sqft

Residential on 0.00 Acres

Glamorgan, Calgary, Alberta

Welcome to this spectacular, fully renovated and finished bungalow villa, ideally located in a highly sought-after inner-city SW community—just minutes from Signal Hill Plaza, schools, Mount Royal University, parks, walking and biking paths, public transit, and only a short drive to downtown, Marda Loop. This beautifully maintained home features an exceptional open-concept layout with vaulted ceilings, large windows, and gleaming hardwood floors throughout the main level. The spacious living room, complete with a striking floor-to-ceiling gas fireplace, flows seamlessly into the dining area, creating the perfect space for both relaxing and entertaining. The gourmet kitchen has been fully updated with quartz countertops, sleek white cabinetry, stainless steel appliances, a wine fridge, pull-out pantry, and custom storage shelves. Just off the kitchen, patio doors open to a private deck featuring a powered awning and BBQ gas hookup—ideal for enjoying warm summer evenings. The primary retreat is a true highlight, offering custom built-in closets and a luxurious spa-inspired ensuite with double sinks, an oversized glass shower, and a walk-in closet. A spacious second bedroom and full bathroom complete the main floor, along with a convenient main level laundry room for added ease and function. The fully finished basement offers even more living space, including a generous family/games room with a wet bar, a third bedroom, a large bonus room, and



another full bathroomâ€”perfect for guests or a private retreat. The sleek glass railing on the staircase adds a stylish, contemporary touch that ties the homeâ€™s design together beautifully. Additional features include heated floors in all three bathrooms, a new furnace (2024), hot water tank (2022), and all new windows on the main floor (2020). Located in a well-managed, beautifully landscaped, pet friendly complex, this villa delivers a perfect blend of estate-style living and low-maintenance convenience. This is truly a must-see homeâ€”donâ€™t miss your opportunity to make it yours!

Built in 1989

**Essential Information**

MLS® #	A2234170
Price	\$699,900
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,419
Acres	0.00
Year Built	1989
Type	Residential
Sub-Type	Row/Townhouse
Style	Bungalow
Status	Active

**Community Information**

Address	36 Gladstone Gardens Sw
Subdivision	Glamorgan
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3E 7E4

## Amenities

Amenities	Snow Removal, Visitor Parking
Parking Spaces	4
Parking	Double Garage Attached, Driveway, Front Drive, Garage Door Opener, Garage Faces Front
# of Garages	2

## Interior

Interior Features	Bar, Breakfast Bar, Built-in Features, Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, Open Floorplan, Pantry, Quartz Counters, See Remarks, Skylight(s), Storage, Vaulted Ceiling(s), Vinyl Windows, Walk-In Closet(s), Wet Bar
Appliances	Built-In Oven, Dishwasher, Dryer, Electric Cooktop, Garage Control(s), Garburator, Microwave Hood Fan, Refrigerator, Washer, Window Coverings, Wine Refrigerator
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Family Room, Gas, Living Room, See Remarks
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	BBQ gas line, Other, Awning(s)
Lot Description	Corner Lot, Cul-De-Sac, Landscaped, Level, Street Lighting, Greenbelt
Roof	Asphalt Shingle
Construction	Stucco, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	June 24th, 2025
Days on Market	10
Zoning	M-CG d37

## Listing Details

Listing Office	RE/MAX Real Estate (Mountain View)
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