

\$515,000 - 154 Bridlewood Drive Sw, Calgary

MLS® #A2263498

\$515,000

4 Bedroom, 4.00 Bathroom, 1,358 sqft

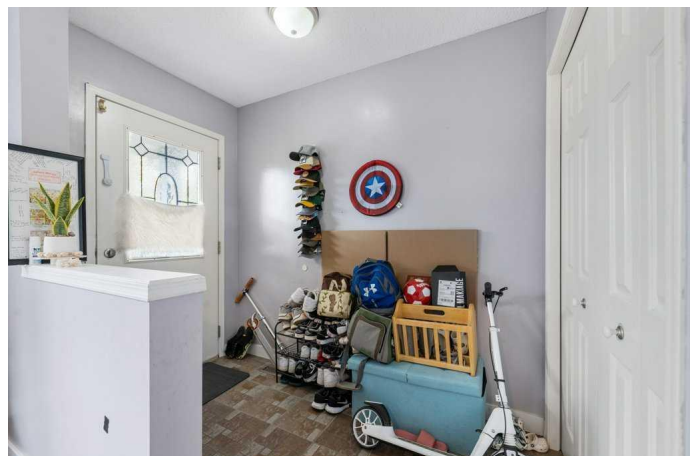
Residential on 0.06 Acres

Bridlewood, Calgary, Alberta

Investor Opportunity in Bridlewood! This 4 bedroom, 4 bathroom home sits directly across from greenspace with tons of parking. The main suite features a bright and functional layout with 3 bedrooms, 2.5 bathrooms, independent laundry, and a large deck with direct access to the backyard & parking pad. The primary bedroom includes a walk-in closet and 4 pc ensuite, appealing to long-term renters or family living. The legal basement suite offers a separate private entrance, independent laundry, 1 bedroom, a 4 piece bath, and plenty of storage space. The bay window brings in natural light, and a private lower patio creates a comfortable outdoor area for tenants. Additional features include a fenced yard, storage sheds, off-street parking pad, and a paved lane for easy access and low maintenance. Located near a playground and located in a great community, just steps from major bus routes, walking distance to public, Catholic, and GCA Christian schools, and a quick road to Stoney Trail, making it an excellent choice for those who work outside the home. Whether you're looking to add to your rental portfolio or live up and rent down, this property checks many boxes - ideal location, flexible layout, and excellent income potential!

Built in 1998

Essential Information



MLS® #	A2263498
Price	\$515,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,358
Acres	0.06
Year Built	1998
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

Community Information

Address	154 Bridlewood Drive Sw
Community	Bridlewood
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Y 3T2

Amenities

Parking Spaces	2
Parking	Parking Pad

Interior

Interior Features	Closet Organizers, See Remarks, Storage
Appliances	Dishwasher, Dryer, Electric Stove, Range Hood, Refrigerator, Washer
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Finished, Full, Suite, Walk-Out

Exterior

Exterior Features	Other, Private Entrance, Private Yard, Storage
Lot Description	Back Lane, Back Yard, Landscaped, Low Maintenance Landscape, Other, Rectangular Lot, Gentle Sloping
Roof	Asphalt Shingle

Construction	Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	October 9th, 2025
Days on Market	9
Zoning	R-2M

Listing Details

Listing Office	eXp Realty
----------------	------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® 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.