

# \$420,000 - 143 Cedarwood Lane Sw, Calgary

MLS® #A2245791

**\$420,000**

2 Bedroom, 3.00 Bathroom, 1,182 sqft

Residential on 0.03 Acres

Cedarbrae, Calgary, Alberta

Don't miss out on this fantastic 2-bedroom, 2.5-bath townhome located in the highly desirable community of Cedarbrae. Built in 2004 and offering 1,182 sq.ft. of well-maintained living space, this home is just steps from shopping, schools, parks, and playgrounds—perfect for families, professionals, or investors.

The main floor boasts beautiful hardwood flooring, a spacious living room, a convenient half bath, and a large kitchen equipped with stainless steel appliances, granite countertops, and a cozy breakfast nook that opens to a sunny patio—ideal for entertaining.

Upstairs, you'll find a well-placed laundry room and two generously sized bedrooms. The primary suite easily fits a king or queen bed and features a walk-in closet and private 3-piece ensuite. The second bedroom is also spacious and is complemented by a full 4-piece bath.

Enjoy the added bonus of a double attached tandem garage—insulated, drywalled, and with a walk-out to a second lower patio. Located near Southland Leisure Centre, Glenmore Park, Fish Creek Park, and public transit, this home combines comfort, convenience, and community. A truly great place to call home!

Built in 2004



## Essential Information

|                |               |
|----------------|---------------|
| MLS® #         | A2245791      |
| Price          | \$420,000     |
| Bedrooms       | 2             |
| Bathrooms      | 3.00          |
| Full Baths     | 2             |
| Half Baths     | 1             |
| Square Footage | 1,182         |
| Acres          | 0.03          |
| Year Built     | 2004          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 2 Storey      |
| Status         | Active        |

## Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 143 Cedarwood Lane Sw |
| Subdivision | Cedarbrae             |
| City        | Calgary               |
| County      | Calgary               |
| Province    | Alberta               |
| Postal Code | T2W 6J3               |

## Amenities

|                |                        |
|----------------|------------------------|
| Amenities      | None                   |
| Parking Spaces | 3                      |
| Parking        | Double Garage Attached |
| # of Garages   | 2                      |

## Interior

|                   |                                                                            |
|-------------------|----------------------------------------------------------------------------|
| Interior Features | No Animal Home, No Smoking Home, Open Floorplan                            |
| Appliances        | Dishwasher, Electric Stove, Range Hood, Refrigerator, Washer/Dryer Stacked |
| Heating           | Forced Air                                                                 |
| Cooling           | None                                                                       |
| Basement          | None                                                                       |

## Exterior

|                   |         |
|-------------------|---------|
| Exterior Features | Balcony |
|-------------------|---------|

|                 |                                   |
|-----------------|-----------------------------------|
| Lot Description | Back Lane, Level, Rectangular Lot |
| Roof            | Asphalt Shingle                   |
| Construction    | Vinyl Siding, Wood Frame          |
| Foundation      | Poured Concrete                   |

### **Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | August 5th, 2025 |
| Days on Market | 29               |
| Zoning         | M-C1 d57         |

### **Listing Details**

|                |                               |
|----------------|-------------------------------|
| Listing Office | Century 21 Bamber Realty LTD. |
|----------------|-------------------------------|

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