

\$640,000 - 12 Oakbury Place Sw, Calgary

MLS® #A2250378

\$640,000

4 Bedroom, 2.00 Bathroom, 1,132 sqft

Residential on 0.20 Acres

Oakridge, Calgary, Alberta

OPEN HOUSE: Saturday August 23rd, Noon to 2pm.

Welcome to 12 Oakbury Place SW, tucked away on a quiet private cul-de-sac in the highly sought-after community of Oakridge. This beautifully updated home is move-in ready with a long list of recent improvements, including a new roof, new furnace, and newer hot water tank for peace of mind. Step inside to find a freshly painted interior complemented by new vinyl plank flooring, creating a bright and modern feel throughout.

The inviting main level offers a spacious living area filled with natural light, a dining space for family gatherings, and a functional kitchen overlooking the backyard. Upstairs (or bedroom wing), comfortable bedrooms are paired with a well-sized bathroom, while the lower level provides a versatile rec/flex room—perfect for a playroom, gym, or media space.

Outside, enjoy a large, private backyard—ideal for entertaining, gardening, or simply relaxing. Families will love being just minutes from amazing schools, parks, pathways, and South Glenmore Park & Reservoir, with quick access to shopping, transit, and major routes.

This home combines updates, location, and lifestyle—don't miss your chance to live



in one of Calgary's most desirable
neighbourhoods!

Built in 1972

Essential Information

MLS® #	A2250378
Price	\$640,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,132
Acres	0.20
Year Built	1972
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

Community Information

Address	12 Oakbury Place Sw
Subdivision	Oakridge
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2V4A2

Amenities

Parking Spaces	1
Parking	Parking Pad

Interior

Interior Features	Ceiling Fan(s), Granite Counters, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Storage, Chandelier, Low Flow Plumbing Fixtures, Recessed Lighting
Appliances	Dishwasher, Electric Range, Microwave Hood Fan, Refrigerator, Washer/Dryer, Garburator, Range
Heating	Forced Air, Natural Gas
Cooling	None

Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning, Basement
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Balcony, Garden, Private Entrance
Lot Description	Cul-De-Sac, Fruit Trees/Shrubbery, Landscaping, Outdoor Lighting, Pie Shaped Lot
Roof	Asphalt Shingle
Construction	Brick, Wood Frame, Aluminum Siding
Foundation	Poured Concrete

Additional Information

Date Listed	August 21st, 2025
Days on Market	45
Zoning	R-CG

Listing Details

Listing Office	Royal LePage Benchmark
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