

\$589,900 - 116 Queen Anne Road Se, Calgary

MLS® #A2205285

\$589,900

4 Bedroom, 3.00 Bathroom, 1,119 sqft
Residential on 0.12 Acres

Queensland, Calgary, Alberta

Welcome to this great 4-level side split perfectly located across from a park and just a short walk to schools, shopping, and amenities. This spacious and versatile home offers 4 bedrooms and a thoughtful layout ideal for families or those needing extra space.

The open-concept main floor features hardwood and tile flooring, with a bright and inviting living room, a generous dining area, and a well-sized kitchen perfect for entertaining. Upstairs, youâ€™ll find a spacious primary bedroom, two additional bedrooms, and a full bathroom.

The third level includes a separate entrance and offers a large family room, a fourth bedroom, and a second full bathroomâ€”ideal for guests, a home office, or multi-generational living. The fourth level (basement) is already framed and ready for your personal finishing touches.

Step outside to spacious backyard complete with a fire pit, storage shed, and access to a double oversized heated garage with built-in benches, loft storage, and a paved back lane.

Located in one of the best-valued communities in South Calgary, this home offers unbeatable value for the price range.

Don't miss this opportunityâ€”check out the photos to view the floorplan and call today to



book your private viewing!

Built in 1977

Essential Information

MLS® #	A2205285
Price	\$589,900
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,119
Acres	0.12
Year Built	1977
Type	Residential
Sub-Type	Detached
Style	4 Level Split
Status	Active

Community Information

Address	116 Queen Anne Road Se
Subdivision	Queensland
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2J4S5

Amenities

Parking Spaces	3
Parking	Heated Garage, Oversized, 220 Volt Wiring, Double Garage Detached, On Street, Workshop in Garage
# of Garages	2

Interior

Interior Features	Built-in Features, Central Vacuum, Separate Entrance, Suspended Ceiling, Vinyl Windows, Bookcases, Ceiling Fan(s)
Appliances	Dishwasher, Garburator, Refrigerator, Washer/Dryer, Window Coverings
Heating	Central, High Efficiency, Natural Gas
Cooling	None

Has Basement Yes
Basement Exterior Entry, Finished, Full,

Exterior

Exterior Features Balcony, BBQ gas line, Fire P
Kennel
Lot Description Back Lane, Back Yard
Roof Asphalt Shingle
Construction Brick, Vinyl Siding, Wood Fra
Foundation Poured Concrete

Additional Information

Date Listed March 24th, 2025
Days on Market 25
Zoning R-CG

Listing Details

Listing Office Sotheby's International Realty C



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.