

# \$799,900 - 188 Canter Place Sw, Calgary

MLS® #A2233366

**\$799,900**

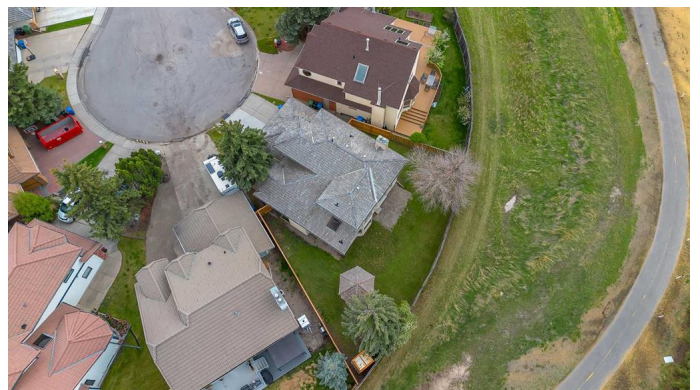
5 Bedroom, 4.00 Bathroom, 2,330 sqft

Residential on 0.15 Acres

Canyon Meadows, Calgary, Alberta

Exceptional opportunity! Welcome to this beautifully updated and fully finished five-bedroom two-storey home with over 3300 sq ft of developed living space. located in Canyon Meadows Estates â€” one of Calgaryâ€™s most desirable and established communities.

This amenity-rich neighbourhood has everything you could ask for: top-rated schools, tennis courts, an athletic park, indoor pool, fitness centre, and two community centres, all just minutes away. Residents also enjoy close proximity to outdoor skating rinks, Canyon Meadows Golf Course, and the expansive Fish Creek Park. With easy access to the LRT, Macleod Trail, Stoney Trail (Ring Road), Costco, downtown Calgary, and even the mountains, the location is truly unbeatable. Spanning over 3,400 sq ft of developed living space, this home offers a thoughtfully designed layout with vaulted ceilings, large windows, and some updates throughout. The main floor features hardwood flooring, a formal living room and dining roomâ€”ideal for entertainingâ€”The kitchen has a large centre island, built-in oven, convection microwave oven and cooktop, and a corner pantry. The bright dining nook opens into a cozy sunken living room with a wood-burning fireplace. A main-floor bedroom or office, a powder room, and a laundry room with mud sink add convenience and flexibility to the layout. Step outside to a private, west-facing backyardâ€”perfect for summer gatherings and



relaxing evenings. Upstairs, you'll find hardwood throughout, along with three spacious bedrooms and two full bathrooms. The primary suite includes downtown views, a walk-in closet, and 5-piece ensuite. One of the upstairs bathrooms has been fully renovated. The fully finished basement offers even more living space, featuring a large family/games room, wet bar, fifth bedroom, full bathroom, and plenty of storage.

Set on a quiet cul-de-sac, oversized, insulated, and drywalled garage with a brand new door and convenient side entrance. This is a rare opportunity to own a spacious home in one of Calgary's most sought-after communities. So much Potential.

Built in 1988

### Essential Information

MLS® #	A2233366
Price	\$799,900
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,330
Acres	0.15
Year Built	1988
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	188 Canter Place Sw
Subdivision	Canyon Meadows
City	Calgary
County	Calgary

Province	Alberta
Postal Code	T2W 5M9

### Amenities

Parking Spaces	4
Parking	Double Garage Attached, Driveway, Garage Door Opener, Garage Faces Front, Additional Parking, Insulated
# of Garages	2

### Interior

Interior Features	Bar, Built-in Features, Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, Pantry, Vaulted Ceiling(s), Vinyl Windows, Wet Bar
Appliances	Dishwasher, Dryer, Electric Cooktop, Garage Control(s), Range Hood, Refrigerator, Washer, Window Coverings, Oven-Built-In
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Brick Facing, Living Room, Wood Burning, Gas Log
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	BBQ gas line, Private Yard
Lot Description	Back Yard, Cul-De-Sac, Front Yard, Street Lighting, Private
Roof	Cedar Shake
Construction	Stone, Stucco, Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	June 21st, 2025
Days on Market	22
Zoning	R-CG

### Listing Details

Listing Office	RE/MAX Real Estate (Mountain View)
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