

# \$689,900 - 55 Millbank Crescent Sw, Calgary

MLS® #A2209984

**\$689,900**

4 Bedroom, 3.00 Bathroom, 2,071 sqft  
Residential on 0.11 Acres

Millrise, Calgary, Alberta

Welcome to this beautifully maintained family home, offering over 2,700 sq ft of developed living space and situated on an expansive, private lot just steps away from the breathtaking pathways of Fish Creek Park. This is a rare opportunity to own in one of Calgary's most desirable communities, where timeless design meets everyday functionality. As you step inside, you're immediately welcomed by a striking curved staircase, a signature feature of the home that sets a warm and elegant tone from the start. Just off the front entry is a versatile flex room, a perfect space for a home office, den, or playroom, offering endless possibilities to suit your lifestyle. The main floor flows beautifully, with a thoughtful layout that balances both openness and defined spaces. The front flex room leads directly into a formal dining area, ideal for hosting family gatherings or dinner parties. From there, the spacious kitchen is easily accessible, featuring ample cabinetry, granite countertops, and a seamless connection to the cozy family room. The family room is anchored by a charming wood burning fireplace, creating the perfect place to relax and unwind, all while remaining connected to the heart of the home. Upstairs, you'll find 3 generously sized bedrooms, including an absolutely stunning primary suite. This primary bedroom is truly exceptional, one of the largest you'll find offering enough space for a king sized bed, a full sitting area, and additional furniture, all while still feeling open and airy.



It's a true retreat designed for comfort and relaxation. The ensuite bathroom continues that sense of luxury, featuring an oversized tiled shower, a large soaker tub perfect for relaxing after a long day, and plenty of space to move about, creating your own private spa-like experience within the home. The fully finished basement provides even more functional living space, complete with a spacious recreation area that includes a dry bar, perfect for movie nights or entertaining guests, along with an additional bedroom, ideal for family or visitors. Step outside to your own private backyard oasis, fully landscaped with pond, mature trees and a full length deck that's perfect for summer barbecues, morning coffee, or simply enjoying the peaceful surroundings. The lot itself is impressively large, offering privacy, space, and tranquility. Additional features include a double oversized garage and an unbeatable location within walking distance to Fish Creek Park, public transportation, schools, shopping, dining, the YMCA, and with quick access to both Stoney Trail and Macleod Trail. This is more than just a house, it's a home designed for real life, with space to grow, room to relax, and a location that truly offers the best of both nature and city living.

Built in 1981

### **Essential Information**

MLS® #	A2209984
Price	\$689,900
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,071
Acres	0.11
Year Built	1981

Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### **Community Information**

Address	55 Millbank Crescent Sw
Subdivision	Millrise
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Y 2E2

### **Amenities**

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

### **Interior**

Interior Features	Breakfast Bar, Built-in Features, Granite Counters, High Ceilings, Kitchen Island, Open Floorplan, See Remarks, Storage
Appliances	Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Wood
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Brick Facing, Family Room, Mantle, Wood Burning
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	Private Yard
Lot Description	Back Lane, Back Yard, Front Yard, Landscaped, Level, Private, Rectangular Lot, See Remarks, Treed
Roof	Asphalt Shingle
Construction	Brick, Stucco, Wood Frame
Foundation	Poured Concrete

## **Additional Information**

Date Listed	April 9th, 2025
Days on Market	3
Zoning	R-CG

## **Listing Details**

Listing Office	eXp Realty
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