

# \$738,800 - 71 Elgin Terrace Se, Calgary

MLS® #A2224867

**\$738,800**

4 Bedroom, 4.00 Bathroom, 2,088 sqft  
Residential on 0.10 Acres

McKenzie Towne, Calgary, Alberta

Welcome to 71 Elgin Terrace SE â€” a beautifully updated, air-conditioned home offering nearly 3,000 sq. ft. of finished living space on a quiet, private street with no front or rear neighbours and a park just steps away.

This 4-bedroom, 3.5-bathroom home features 9â€™™ ceilings, luxury vinyl plank flooring, and a bright, open-concept main floor with quartz countertops, extended cabinets, a large island, and 2024 LG stainless steel appliances. The upper level includes a bonus room, 3 spacious bedrooms (2 with walk-in closets), and a spa-style ensuite with soaker tub and glass/tile shower with body jets.

The fully developed basement adds a 4th bedroom, full bathroom, home theatre space, and a private flex room for an office, hobby room, or study â€” all with large windows that bring in great natural light. Wired for sound inside and out, with data hardwiring throughout.

Enjoy the oversized double garage, full-width deck with privacy fencing, covered sandbox, and fenced backyard with room for extra parking. Recent upgrades include a 2024 high-efficiency furnace, new lighting, paint, blinds, and exterior features.

One of the few move-in ready homes in McKenzie Towne over 2,000 sq. ft. with a finished basement and garage â€” this one



stands out. Be sure to view the iGuide floor plans and virtual tour for the full experience.

Built in 2007

### **Essential Information**

MLS® #	A2224867
Price	\$738,800
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,088
Acres	0.10
Year Built	2007
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### **Community Information**

Address	71 Elgin Terrace Se
Subdivision	McKenzie Towne
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Z 0H6

### **Amenities**

Amenities	Clubhouse
Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

### **Interior**

Interior Features	Ceiling Fan(s), Closet Organizers, Double Vanity, French Door, High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Soaking Tub, Stone Counters, Storage, Vinyl Windows, Walk-In Closet(s), Wired for Data, Wired for Sound
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Appliances	Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Microwave Hood Fan, Range, Refrigerator, Washer
Heating	Fireplace(s), Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Balcony, BBQ gas line, Dog Run, Garden, Private Yard
Lot Description	Back Lane, Back Yard, Front Yard, Fruit Trees/Shrub(s), Landscaped, Level, No Neighbours Behind, Private
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	June 17th, 2025
Days on Market	9
Zoning	R-G
HOA Fees	227
HOA Fees Freq.	ANN

## Listing Details

Listing Office	CIR Realty
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