

**336 Midvalley Place SE  
Calgary, Alberta**

**MLS # A2210241**



**\$1,380,000**

<b>Division:</b>	Midnapore		
<b>Type:</b>	Residential/House		
<b>Style:</b>	2 Storey Split		
<b>Size:</b>	2,939 sq.ft.	<b>Age:</b>	1979 (46 yrs old)
<b>Beds:</b>	6	<b>Baths:</b>	3
<b>Garage:</b>	Double Garage Attached, Interlocking Driveway		
<b>Lot Size:</b>	0.17 Acre		
<b>Lot Feat:</b>	Back Yard, Backs on to Park/Green Space, Cul-De-Sac, Front Yard, Level, Pr		

<b>Heating:</b>	Fireplace(s), Forced Air, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Tile, Vinyl Plank	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Finished, Full	<b>LLD:</b>	-
<b>Exterior:</b>	Brick, Wood Frame, Wood Siding	<b>Zoning:</b>	R-CG
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Beamed Ceilings, Bookcases, Built-in Features, Closet Organizers, Double Vanity, Kitchen Island, No Smoking Home, Quartz Counters, Vaulted Ceiling(s), Walk-In Closet(s)		
<b>Inclusions:</b>	TV Mount in Primary		

**\*\*OPEN HOUSE SAT. MAY 24, 6-8PM\*\*** Incredible opportunity to own a beautifully renovated home in the highly sought-after Lake Community of Midnapore! Backing directly onto Fish Creek Provincial Park, this 6-bedroom, 3-bathroom home offers over 3,500 sq. ft. of developed living space and the perfect blend of nature, privacy, and functionality. The home has undergone three thoughtful renovations designed for modern family living. The open-concept main floor features a spacious kitchen with a massive island, gas fireplace, and large living/dining areas—ideal for entertaining. A rare main floor bedroom and full bath offer flexibility for guests, nanny, or multigenerational living. The main floor also includes a dedicated office space with park views, and a cozy sunken rec room with a wood-burning fireplace overlooking the yard and park. Upstairs you’ll find 4 large bedrooms, including a luxurious primary suite with private balcony overlooking the park, spa-inspired ensuite with steam shower, soaker tub, and walk-in closet. A convenient upstairs laundry room and kids’ bathroom with double vanity complete the upper level. The lower level includes a large rec space, home gym/flex area, 6th bedroom, and ample storage. Additional highlights: AC, mudroom, landscaped backyard with patio & outdoor fireplace, and double attached garage. Enjoy year-round lake privileges, top-rated schools, parks, community amenities, shopping & transit nearby. Homes like this rarely come available—don’t miss your chance to live in nature without sacrificing city convenience!