

# \$535,000 - 384 Mt Aberdeen Close Se, Calgary

MLS® #A2232142

**\$535,000**

3 Bedroom, 2.00 Bathroom, 1,200 sqft  
Residential on 0.08 Acres

McKenzie Lake, Calgary, Alberta

OPEN HOUSE JUNE 21 and JUNE 22  
2:00-4:00 PM. Welcome to this beautifully updated home located in a family-friendly neighbourhood of McKenzie, directly overlooking a large park and playground. A perfect location for watching your children as they play just steps from your front door. Inside, enjoy fresh paint and crisp new trim throughout, along with a refreshed kitchen featuring elegant quartz countertops. The main level offers a bright and functional layout, while upstairs you'll find three comfortable bedrooms. The fully finished basement adds valuable living space with a spacious recreation room and a dedicated office—ideal for working from home or relaxing with the family. Outside, the large private backyard is a blank canvas with plenty of room to build your dream garage, or RV parking with convenient alley access already in place. New front windows and a stylish new front door add to the home's curb appeal. Just a short walk to the scenic ridge along the Bow River and Fish Creek Park, this home offers the perfect balance of nature, comfort, and convenience. Don't miss this incredible opportunity!



Built in 1998

## Essential Information

MLS® #	A2232142
Price	\$535,000

Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,200
Acres	0.08
Year Built	1998
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	384 Mt Aberdeen Close Se
Subdivision	McKenzie Lake
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Z3N5

### Amenities

Parking Spaces	2
Parking	Off Street, RV Access/Parking

### Interior

Interior Features	Closet Organizers, Quartz Counters
Appliances	Dishwasher, Dryer, Electric Stove, Refrigerator, Washer
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Garden, Private Yard
Lot Description	Back Lane, Back Yard, See Remarks
Roof	Pine Shake
Construction	Vinyl Siding
Foundation	Poured Concrete

### Additional Information

Date Listed	June 17th, 2025
Days on Market	5
Zoning	R-CG

### **Listing Details**

Listing Office	RE/MAX Landan Real Estate
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