

\$395,900 - 615 Sabrina Road Sw, Calgary

MLS® #A2256368

\$395,900

2 Bedroom, 1.00 Bathroom, 529 sqft
Residential on 0.07 Acres

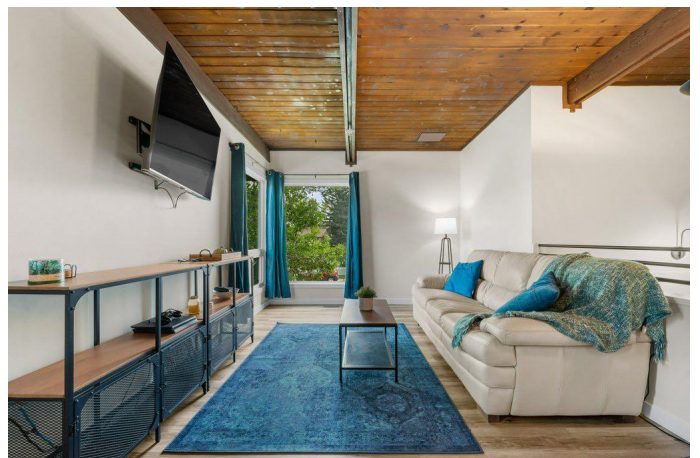
Southwood, Calgary, Alberta

Enjoy living with NO CONDO FEES!! Fully renovated semi-detached home under \$400k, just a 5-minute walk to the Anderson C-Train station. This home offers 2 large bedrooms and a 4 piece bathroom, featuring a spacious living and dining area that are enhanced by a warm cottage vibes, cedar-clad vaulted ceiling and large windows that flood the space with natural light, creating an open and inviting feel. A bright, modern kitchen features beautiful quartz countertops and stainless steel appliance package. Luxury vinyl plank flooring flows throughout the home, complemented by practical conveniences such as storage, laundry, new vinyl windows & high efficiency furnace. Step outside to enjoy a massive covered deck along with a fenced yard for added privacy. With modern updates and a "small but mighty" floor plan, this property delivers exceptional value!

Built in 1973

Essential Information

MLS® #	A2256368
Price	\$395,900
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	529
Acres	0.07
Year Built	1973



Type	Residential
Sub-Type	Semi Detached
Style	Side by Side, Bi-Level
Status	Active

Community Information

Address	615 Sabrina Road Sw
Subdivision	Southwood
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2W 1Y7

Amenities

Parking	None
---------	------

Interior

Interior Features	Built-in Features, High Ceilings, Master Downstairs, Quartz Counters, Vaulted Ceiling(s)
Appliances	Dishwasher, Dryer, Microwave, Refrigerator, Stove(s), Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Balcony, Other
Lot Description	Back Yard, Interior Lot, Low Maintenance Landscape, Private, Rectangular Lot
Roof	Asphalt Shingle, Flat
Construction	Aluminum Siding, Concrete, Other
Foundation	Poured Concrete

Additional Information

Date Listed	September 11th, 2025
Days on Market	40
Zoning	M-CG d44

Listing Details

Listing Office

eXp Realty

Data is supplied by Pillar 9â„¸ MLSÂ® System. Pillar 9â„¸ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¸. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.