

\$1,050,000 - 23 Elgin Estates Hill Se, Calgary

MLS® #A2250239

\$1,050,000

4 Bedroom, 4.00 Bathroom, 2,680 sqft

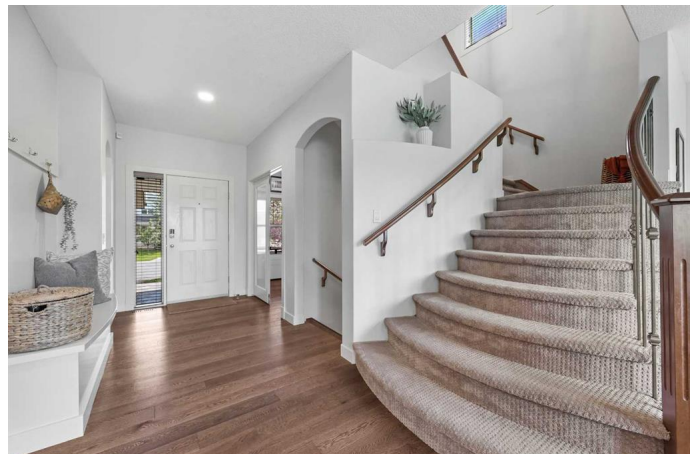
Residential on 0.15 Acres

McKenzie Towne, Calgary, Alberta

Welcome to Elgin Estates, where family life feels a little bigger, brighter, and better lived. This isn't just a house, it's the backdrop for the stories you'll tell for years.

Think summer evenings with the smell of BBQ drifting from the upper deck while kids and pets turn the oversized backyard into their personal stadium. Beyond the fence, a gentle hill waits – perfect for winter sled runs followed by hot chocolate refills and rosy cheeks. From sunrise coffees to sunset toasts, your patios frame every season perfectly. Inside, there's room for everyone (and then some) with over 3,600 sq. ft. of finished space. The main floor is made for gathering, an open kitchen and great room anchored by a cozy fireplace where family dinners stretch long and holiday mornings feel timeless. Upstairs, the primary suite is your private retreat, complete with vaulted ceilings, a spa-inspired bath, walk-in closet, and laundry exactly where it should be, upstairs. The walkout basement writes its own chapter, Friday movie marathons, Saturday game nights, or friends gathered at the wet bar before stepping outside. Out back you'll find a private putting green, shaded awnings, BBQ hookups on both levels, and a hot tub rough-in already wired for when you're ready to upgrade from "cozy evening" to "spa night."

And of course, the little things are taken care of: central A/C, irrigation, dual furnaces and



hot water tanks, an oversized garage with EV plug, and Magic LED roof lights that let you outshine your neighbours at Christmas, literally.

But what makes this home truly special is what surrounds it. Youâ€™re a quick walk to playgrounds and parks, minutes from local cafÃ©s, restaurants, and just down the road from South Trail Crossing with every store and service youâ€™ll ever need. Schools are close, commutes are simple, and life here just feelsâ€¦ easy.

This isnâ€™t just where you live. This is where life happens.

Built in 2005

Essential Information

MLS® #	A2250239
Price	\$1,050,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,680
Acres	0.15
Year Built	2005
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	23 Elgin Estates Hill Se
Subdivision	McKenzie Towne
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Z 4P9

Amenities

Amenities	None
Parking Spaces	4
Parking	220 Volt Wiring, Double Garage Attached, Oversized
# of Garages	2

Interior

Interior Features	Ceiling Fan(s), High Ceilings, Kitchen Island, Open Floorplan, Pantry, Walk-In Closet(s)
Appliances	Bar Fridge, Central Air Conditioner, Dishwasher, Dryer, Electric Cooktop, Garage Control(s), Microwave Hood Fan, Refrigerator, Stove(s), Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Basement, Gas, Living Room
Has Basement	Yes
Basement	Finished, Full, Walk-Out

Exterior

Exterior Features	Awning(s), BBQ gas line, Garden, Lighting
Lot Description	Back Yard, Backs on to Park/Green Space, Pie Shaped Lot
Roof	Asphalt Shingle
Construction	Stone, Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	August 21st, 2025
Days on Market	9
Zoning	R-G
HOA Fees	220
HOA Fees Freq.	ANN

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.