

\$500,000 - 32 Beacham Rise Nw, Calgary

MLS® #A2222040

\$500,000

5 Bedroom, 3.00 Bathroom, 1,104 sqft
Residential on 0.09 Acres

Beddington Heights, Calgary, Alberta

****Spacious 4-Level Split with Walkout Basement****
BasementPriced Well Below City Assessment!****

Opportunity knocks! This ****5-bedroom, 3-full-bathroom**** 4-level split offers incredible potential at a price that's hard to beat. Whether you're an investor, renovator, or a buyer looking for value, this home is ready for your vision.

****Walkout Basement**** Flooded with natural light, perfect for extra living space or, pending approval and permitting from the city, an amazing rental suite.

****Generous Living Areas**** Spacious rooms across four distinct levels, offering versatility and separation.

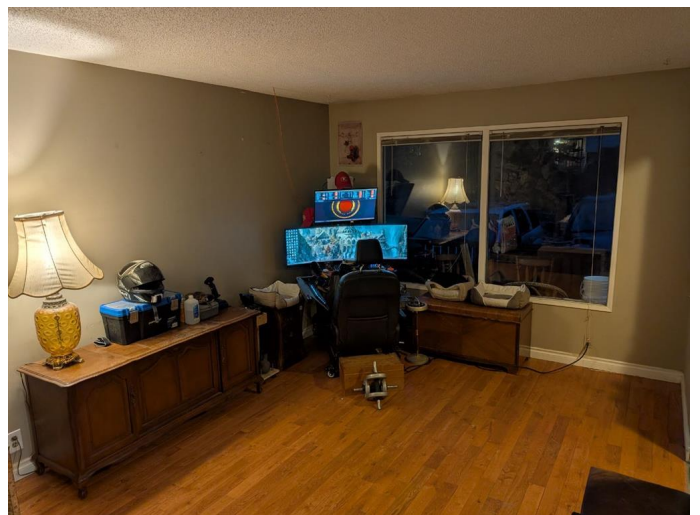
****Unmatched Value**** Listed ****well below the city's assessment****, making this a savvy buy for those looking to build equity.

****Potential Galore**** Has been described as rough, but with the right updates, this could be a stunning home.

If you're looking for a property with great bones and an unbeatable price, this is it. Don't miss your chance ****schedule a viewing today!****

Built in 1980

Essential Information



MLS® #	A2222040
Price	\$500,000
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	1,104
Acres	0.09
Year Built	1980
Type	Residential
Sub-Type	Detached
Style	4 Level Split
Status	Active

Community Information

Address	32 Beacham Rise Nw
Subdivision	Beddington Heights
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3K 1S5

Amenities

Parking Spaces	2
Parking	Off Street, Parking Pad, Side By Side
# of Garages	2

Interior

Interior Features	See Remarks
Appliances	Dishwasher, Refrigerator, Stove(s), Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Living Room, Wood Burning, Brick Facing
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Other
-------------------	-------

Lot Description	Back Lane, Back Yard, Sloped
Roof	Asphalt Shingle
Construction	Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	May 16th, 2025
Days on Market	30
Zoning	R-CG

Listing Details

Listing Office	RE/MAX Realty Professionals
----------------	-----------------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® 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.