

# \$699,900 - 395 Millrise Drive Sw, Calgary

MLS® #A2212098

**\$699,900**

4 Bedroom, 3.00 Bathroom, 1,530 sqft  
Residential on 0.11 Acres

Millrise, Calgary, Alberta

Welcome to your beautifully renovated, move-in-ready home in the sought-after community of Millrise!

This 4-bedroom, 2.5-bathroom gem has been thoughtfully updated from top to bottom. Step into the bright, open-concept living and dining area with soaring vaulted ceilings and a large west-facing window that floods the space with natural light.

The fully redesigned kitchen features striking black cabinetry, a quartz island with sleek range hood, and direct access to the expansive backyard through brand new triple sliding doors. Enjoy the freshly redone deck, new railings, and brand new fence—perfect for entertaining or relaxing outdoors.

Cozy up in the sunken family room with a charming wood-burning fireplace. A spacious mudroom off the garage and a stylish 2-piece bath add function and flair.

Upstairs, the spacious primary bedroom boasts a feature wall, and ample closet space.



Youâ€™ll also find two additional bedrooms, a linen closet, and a stunning full bath with double vanity, custom tile work, and stacked laundry for added convenience.

The finished basement includes a spacious rec room, a 4th bedroom, and another renovated 3-piece bathroom with a walk-in showerâ€”perfect for guests or added living space.

Located steps from transit and close to schools, shopping, and parksâ€”this is the perfect turnkey home in one of Calgaryâ€™s most established neighborhoods. Itâ€™s everything you needâ€”fully done, ready to go.

Built in 1989

**Essential Information**

MLS® #	A2212098
Price	\$699,900
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,530
Acres	0.11
Year Built	1989
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

**Community Information**

Address	395 Millrise Drive Sw
---------	-----------------------

Subdivision	Millrise
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Y 2C7

### Amenities

Parking Spaces	2
Parking	Double Garage Attached, Driveway
# of Garages	2

### Interior

Interior Features	Ceiling Fan(s), Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, Storage, Vaulted Ceiling(s)
Appliances	Dishwasher, Microwave, Refrigerator, Stove(s), Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Private Yard
Lot Description	Back Lane, Back Yard, City Lot, Front Yard, Lawn, Street Lighting
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	April 17th, 2025
Days on Market	10
Zoning	R-CG

### Listing Details

Listing Office	The Real Estate District
----------------	--------------------------

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.