

# \$615,000 - 255 Queen Tamara Way Se, Calgary

MLS® #A2198063

**\$615,000**

5 Bedroom, 4.00 Bathroom, 1,403 sqft  
Residential on 0.14 Acres

Queensland, Calgary, Alberta

WELCOME HOME! Nestled in the heart of the sought-after community of Queensland, this move-in ready 5 bedroom, 4 bathroom home invites you to embark on a new chapter of family living. With over 2800 square feet of thoughtfully designed living space; this residence is perfect for the young family seeking room to grow or a savvy investor who wants to continue to elevate this property's potential. This bungalow floor plan features BRAND NEW WINDOWS, tons of natural light and a spacious primary suite with a private ensuite and walk-in closet. The fully-finished basement comes complete with its own ensuite bathroom-perfect for multi-generational living or creating rental income. It offers tons of space for a family room, games room, an entertainment space or playroom for your littles. Step into a kitchen that's ready to inspire your culinary adventures, featuring brand-new appliances such as a modern refrigerator and whisper-quiet dishwasher. The recently renovated bathrooms showcase contemporary finishes that add a sparkling touch to your new home. Situated on a generously sized lot, this home provides abundant space for outdoor entertainment and future possibilities. THIS BACKYARD though! It is a blank canvas for your family's outdoor dreams—think summer barbecues, games of catch, or simply relaxing without having to worry about having your neighbours directly behind you. One of those future possibilities with having this space in the



backyard is the ability to build a double garage. Location is everything - and this property delivers! Enjoy the convenience of being moments away from top-rated schools, Fish Creek Park, shopping centres, and daily amenities. The potential is endless. There are so many other things I wish I could tell you about this property but I am running out of allotted space so you will just have to come check it out yourself! Book your showing today!

Built in 1975

### **Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | A2198063    |
| Price          | \$615,000   |
| Bedrooms       | 5           |
| Bathrooms      | 4.00        |
| Full Baths     | 3           |
| Half Baths     | 1           |
| Square Footage | 1,403       |
| Acres          | 0.14        |
| Year Built     | 1975        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bungalow    |
| Status         | Active      |

### **Community Information**

|             |                         |
|-------------|-------------------------|
| Address     | 255 Queen Tamara Way Se |
| Subdivision | Queensland              |
| City        | Calgary                 |
| County      | Calgary                 |
| Province    | Alberta                 |
| Postal Code | T2J4E6                  |

### **Amenities**

|                |                        |
|----------------|------------------------|
| Parking Spaces | 4                      |
| Parking        | Single Garage Attached |

# of Garages 1

### **Interior**

Interior Features No Animal Home, No Smoking Home  
Appliances Dishwasher, Electric Stove, Range Hood, Refrigerator, Washer/Dryer  
Heating Central  
Cooling None  
Fireplace Yes  
# of Fireplaces 1  
Fireplaces Gas  
Has Basement Yes  
Basement Finished, Full

### **Exterior**

Exterior Features Private Yard  
Lot Description Back Yard, Front Yard, Rectangular Lot  
Roof Asphalt Shingle  
Construction Vinyl Siding, Wood Frame  
Foundation Poured Concrete

### **Additional Information**

Date Listed March 6th, 2025  
Days on Market 63  
Zoning R-CG

### **Listing Details**

Listing Office Homecare Realty Ltd.

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