

\$639,900 - 7 Bernard Court Nw, Calgary

MLS® #A2267546

\$639,900

3 Bedroom, 3.00 Bathroom, 1,720 sqft
Residential on 0.10 Acres

Beddington Heights, Calgary, Alberta

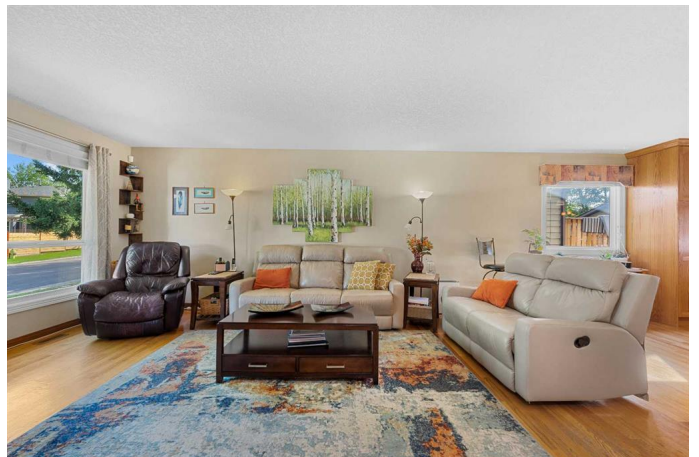
OPEN HOUSE SATURDAY NOVEMBER 15, 1:30 - 4 PM. Step inside this bright and beautifully reconfigured 4-level split, where thoughtful updates and inviting living spaces create the perfect blend of comfort and style. You™ll love the real hardwood floors, updated lighting, and newer windows that fill every room with natural light. Elegant French doors add a touch of sophistication and seamless flow throughout the home.

The open-concept oak kitchen is an entertainer™s dream, featuring a center island with eating bar, ample cabinetry with built-in pot drawers, a pantry, and a charming corner china cabinet that enhances the adjacent dining area.

Retreat to the spacious primary suite, complete with double closets and a beautifully updated ensuite showcasing a large tiled stand-up shower and stone countertops—your own private spa experience.

The walkout level, open to the dining area above, offers a cozy family space with a built-in feature wall and wood-burning fireplace, plus direct access to the attached garage.

Step through the French doors to your west-facing backyard oasis—private, treed, and professionally landscaped. Enjoy outdoor



living on the two-level Dura Deck, accessible from both the dining and family rooms—perfect for morning coffee or evening gatherings.

A large shed with alley access features an oversized garage-style door, ideal for storing outdoor equipment, quads, or snowmobiles. The parking pad easily accommodates up to a 22-foot trailer, and both the house and shed feature new asphalt shingles for peace of mind.

Downstairs, the spacious recreation room offers plenty of storage, including a crawl space, plus a laundry area with updated appliances and custom shelving. The flexible layout provides excellent potential for a future secondary suite (legal or illegal, subject to local bylaws).

This home truly combines thoughtful design, functionality, and outdoor enjoyment—ready for you to move in and make it your own.

Built in 1981

Essential Information

MLS® #	A2267546
Price	\$639,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,720
Acres	0.10
Year Built	1981
Type	Residential
Sub-Type	Detached
Style	4 Level Split
Status	Active

Community Information

Address	7 Bernard Court Nw
Subdivision	Beddington Heights
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3K 2B3

Amenities

Parking Spaces	1
Parking	Single Garage Attached
# of Garages	1

Interior

Interior Features	Built-in Features, Ceiling Fan(s), Central Vacuum, Closet Organizers
Appliances	Dishwasher, Dryer, Electric Stove, Microwave, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning
Has Basement	Yes
Basement	Full

Exterior

Exterior Features	Storage
Lot Description	Back Lane, Back Yard, Rectangular Lot, Treed
Roof	Asphalt Shingle
Construction	Brick, Metal Siding
Foundation	Poured Concrete

Additional Information

Date Listed	October 29th, 2025
Days on Market	12
Zoning	R-CG

Listing Details

Listing Office	CIR Realty
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