

# **\$619,900 - 108 Woodborough Crescent Sw, Calgary**

MLS® #A2265065

**\$619,900**

4 Bedroom, 3.00 Bathroom, 1,382 sqft

Residential on 0.10 Acres

Woodbine, Calgary, Alberta

**FAMILY HOME ON A QUIET STREET,  
SUNNY SOUTH FACING YARD, AND  
OVERSIZED DOUBLE GARAGE!**

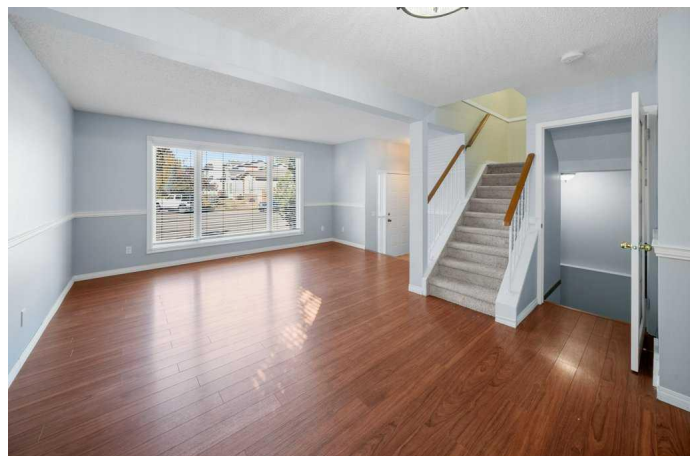
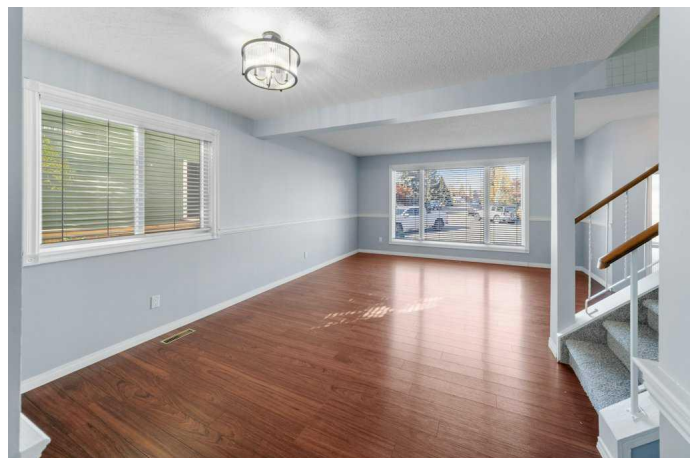
Welcome to this charming family home in the heart of Woodbine!

Tucked away on a quiet street, this beautifully maintained detached home sits on a huge pie-shaped lot with a sun-filled south-facing backyard – the perfect space for kids to play and for family gatherings. Enjoy the new fence and deck, oversized double garage with 220V, and newer windows for peace of mind.

Inside, you’ll find a warm and functional layout with a formal living room, formal dining room, and a cozy family room featuring a wood-burning fireplace. The home has been freshly painted and offers new carpet throughout, giving it a bright and welcoming feel. The kitchen features plenty of cupboard space and opens onto the breakfast nook. A half bath and main floor laundry complete this level.

Upstairs, there are three good sized bedrooms and two full bathrooms, including a private ensuite in the primary bedroom. The fully developed basement provides even more living space with a media/games room, a fourth bedroom, and lots of storage – perfect for growing families.

Located within walking distance to parks, schools, the community ice rink, and Fish Creek Park, this home combines comfort, community, and convenience with quick access to the ring road and major amenities



such as Costco. Numerous updates and so much more, this is the perfect place to make lasting memories.  
Donâ€™t miss your chance to call this beautiful Woodbine home yours!

Built in 1982

**Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | A2265065    |
| Price          | \$619,900   |
| Bedrooms       | 4           |
| Bathrooms      | 3.00        |
| Full Baths     | 2           |
| Half Baths     | 1           |
| Square Footage | 1,382       |
| Acres          | 0.10        |
| Year Built     | 1982        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

**Community Information**

|             |                             |
|-------------|-----------------------------|
| Address     | 108 Woodborough Crescent Sw |
| Subdivision | Woodbine                    |
| City        | Calgary                     |
| County      | Calgary                     |
| Province    | Alberta                     |
| Postal Code | T2W 5A2                     |

**Amenities**

|                |                        |
|----------------|------------------------|
| Parking Spaces | 2                      |
| Parking        | Double Garage Detached |
| # of Garages   | 2                      |

**Interior**

|                   |                                                           |
|-------------------|-----------------------------------------------------------|
| Interior Features | No Animal Home, No Smoking Home, Storage                  |
| Appliances        | Dishwasher, Dryer, Electric Stove, Microwave, Range Hood, |

|                 |                      |
|-----------------|----------------------|
|                 | Refrigerator, Washer |
| Heating         | Forced Air           |
| Cooling         | None                 |
| Fireplace       | Yes                  |
| # of Fireplaces | 1                    |
| Fireplaces      | Wood Burning         |
| Has Basement    | Yes                  |
| Basement        | Finished, Full       |

## Exterior

|                   |                       |
|-------------------|-----------------------|
| Exterior Features | Private Yard          |
| Lot Description   | Level, Pie Shaped Lot |
| Roof              | Asphalt Shingle       |
| Construction      | Wood Frame            |
| Foundation        | Poured Concrete       |

## Additional Information

|                |                    |
|----------------|--------------------|
| Date Listed    | October 17th, 2025 |
| Days on Market | 1                  |
| Zoning         | R-CG               |

## Listing Details

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

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