

\$1,649,500 - 5 Roselawn Crescent Nw, Calgary

MLS® #A2248096

\$1,649,500

4 Bedroom, 3.00 Bathroom, 2,070 sqft

Residential on 0.19 Acres

Rosemont, Calgary, Alberta

OPEN HOUSE THIS SATURDAY AND SUNDAY 12PM - 2PM. !!Welcome to Rosemont " where charm meets convenience in one of Calgary's most sought-after inner-city neighbourhoods. Perfectly positioned on a prime corner lot at Roselawn Crescent and Rosery Drive, this beautiful home is just steps from Confederation Park and minutes from the golf course. With a west-facing orientation and a sunny south backyard, you'll enjoy light-filled days and warm, golden evenings in every season.

Inside, you're greeted by 4 spacious bedrooms, including a main-floor room that easily doubles as a cozy home office or quiet study. The heart of the home is the open-concept main floor, where a bright and welcoming living room flows seamlessly into a chef-inspired kitchen featuring generous counter space, elegant tile inlay floors, and a premium 6-burner Viking gas range " perfect for creating memorable meals.

The primary suite is a true retreat, offering a spa-like ensuite designed for relaxation. Gather around the table in the spacious dining room or step through the French doors into your sun-soaked backyard, complete with a large deck that's perfect for summer barbecues and evening get-togethers.

The lower level is made for both fun and



comfort, with a second living/media room, an impressive bar, a spacious bedroom, a full bathroom, and a versatile flex space ideal for a gym, hobby area, or office. Polished concrete floors with in-floor heating keep everything warm and inviting all year long.

This home has been extensively updated for comfort, style, and peace of mind, including:

2020: New roof, furnace, air conditioning, boiler, hot water tank, and in-floor heating system

2021: New garage doors and openers
An attached two-car heated garage with extra workshop/storage space plus an extended driveway means you can comfortably park up to six vehicles. Whether you're hosting friends, working on a project, or simply relaxing at home, this Rosemont gem offers the space, warmth, and upgrades you've been looking for.

Built in 1960

Essential Information

MLS® #	A2248096
Price	\$1,649,500
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	2,070
Acres	0.19
Year Built	1960
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	5 Roselawn Crescent Nw
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Subdivision	Rosemont
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2K 1L4

Amenities

Parking Spaces	2
Parking	Aggregate, Double Garage Attached, Parking Pad
# of Garages	2

Interior

Interior Features	Bar, Bookcases, Built-in Features, Ceiling Fan(s), High Ceilings, Jetted Tub, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, Skylight(s), Storage, Vaulted Ceiling(s)
Appliances	Built-In Gas Range, Dishwasher, Dryer, Garage Control(s), Garburator, Range, Refrigerator, Washer, Window Coverings, Wine Refrigerator
Heating	Boiler, Fireplace(s), Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room
Has Basement	Yes
Basement	Finished, Full, Walk-Out

Exterior

Exterior Features	Balcony, BBQ gas line
Lot Description	Back Lane, Back Yard, City Lot, Corner Lot, Fruit Trees/Shrub(s), Garden, Landscaped
Roof	Asphalt Shingle
Construction	Brick, Concrete, Stucco
Foundation	Poured Concrete

Additional Information

Date Listed	August 12th, 2025
Days on Market	7
Zoning	R-CG

Listing Details

Listing Office	Century 21 Bravo Realty
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