

# \$2,499,900 - 104 Midpark Crescent Se, Calgary

MLS® #A2218366

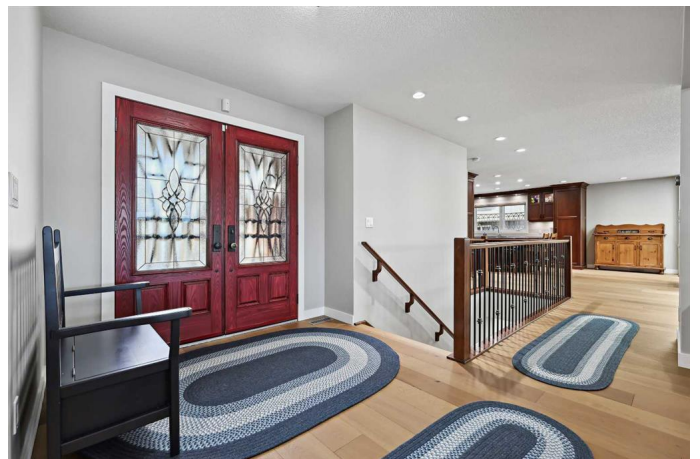
**\$2,499,900**

4 Bedroom, 4.00 Bathroom, 2,854 sqft

Residential on 0.28 Acres

Midnapore, Calgary, Alberta

A rare opportunity to own one of the few lakefront bungalows in the exclusive community of Lake Midnapore. This stunning 2,850 sq ft main-floor home is perfectly positioned on a private, southeast-facing lot that directly overlooks the park and beach, offering unparalleled views and quiet serenity. The best position on the Lake! The fully landscaped yardâ€™redesigned in 2022â€™features wrought iron fencing, a stone courtyard, three storage sheds, six-zone underground sprinklers, dual gas BBQ connections, and a refinished private dock (2024). The large, covered deck extends your outdoor enjoyment, with added luxuries like a hot water exterior tap and frost-free lawn service. Inside, the home is equally impressive. The chefâ€™s kitchen is outfitted with rich Denca cherry cabinetry, granite counters, Thermador appliancesâ€™including dual wall ovens and warming drawerâ€™an oversized island with prep sink, pot filler, custom storage solutions, induction stove top, and dual safety garburators. Designed with both elegance and functionality, the main floor offers engineered white oak hardwood (2021), a bright open layout with walls of lake-facing windows, a wet bar with dual dishwashers and wine fridge, and a cozy mix of gas and wood-burning fireplaces. The primary ensuite is a private retreat, fully renovated in 2023 with heated floors, a luxurious shower with multiple heads, dual sinks, and a towel warmer. Two additional bedrooms share an upgraded



Jack-and-Jill bath, while the powder room and laundry offer convenience and style. Custom powered blinds (2022) and fresh paint (2024) complete the main level. The professionally developed lower level (2021) is ideal for entertaining or relaxing, with a spacious family room, soundproofed TV/Media/Gaming room, wood-burning fireplace, bedroom with legal egress window, sewing/quilt or hobby room, and glass-walled gym. Flooring throughout includes LVP, carpet, and rubber in the gym, all over a thermal subfloor. The pristine triple car garage includes a heated workshop, poly aspartic floors (2021), electrical sub-panel, LED lighting, added insulation, and a new torsion bar door opener (2021). Mechanically sound, the home boasts two new hot water tanks (2024), plus an upgraded electrical panel (2021). There is central Air Conditioning to keep you cool. Finished in timeless brick with a 50-year clay tile roof, this home blends longevity with luxury. Enjoy lakefront living year-round—swim, skate, or take the included paddle boat out for a spin. Quiet, private, and truly one-of-a-kind, this is a home that must be seen to be fully appreciated.

Built in 1981

Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2218366    |
| Price          | \$2,499,900 |
| Bedrooms       | 4           |
| Bathrooms      | 4.00        |
| Full Baths     | 3           |
| Half Baths     | 1           |
| Square Footage | 2,854       |
| Acres          | 0.28        |
| Year Built     | 1981        |
| Type           | Residential |
| Sub-Type       | Detached    |

|        |          |
|--------|----------|
| Style  | Bungalow |
| Status | Active   |

### Community Information

|             |                         |
|-------------|-------------------------|
| Address     | 104 Midpark Crescent Se |
| Subdivision | Midnapore               |
| City        | Calgary                 |
| County      | Calgary                 |
| Province    | Alberta                 |
| Postal Code | T2X 1P2                 |

### Amenities

|                |                                                                                                                |
|----------------|----------------------------------------------------------------------------------------------------------------|
| Amenities      | Beach Access, Park, Playground, Recreation Facilities                                                          |
| Parking Spaces | 6                                                                                                              |
| Parking        | Garage Door Opener, Garage Faces Front, Heated Garage, See Remarks, Triple Garage Attached, Workshop in Garage |
| # of Garages   | 3                                                                                                              |
| Waterfront     | See Remarks, Lake, Lake Privileges                                                                             |

### Interior

|                   |                                                                                                                                                                                                                                                                    |
|-------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Beamed Ceilings, Bookcases, Breakfast Bar, Closet Organizers, Double Vanity, Granite Counters, Kitchen Island, No Animal Home, No Smoking Home, Recessed Lighting, Sauna, See Remarks, Skylight(s), Track Lighting, Vaulted Ceiling(s), Walk-In Closet(s), Wet Bar |
| Appliances        | Built-In Refrigerator, Central Air Conditioner, Dishwasher, Double Oven, Dryer, Freezer, Garburator, Induction Cooktop, Microwave, Range Hood, Warming Drawer, Washer, Window Coverings, Wine Refrigerator, Disposal, Trash Compactor                              |
| Heating           | Forced Air                                                                                                                                                                                                                                                         |
| Cooling           | Central Air                                                                                                                                                                                                                                                        |
| Fireplace         | Yes                                                                                                                                                                                                                                                                |
| # of Fireplaces   | 3                                                                                                                                                                                                                                                                  |
| Fireplaces        | Gas, Wood Burning                                                                                                                                                                                                                                                  |
| Has Basement      | Yes                                                                                                                                                                                                                                                                |
| Basement          | Finished, Full                                                                                                                                                                                                                                                     |

### Exterior

|                   |                                                                                                 |
|-------------------|-------------------------------------------------------------------------------------------------|
| Exterior Features | Courtyard, Dock                                                                                 |
| Lot Description   | Back Yard, Backs on to Park/Green Space, City Lot, Lake, Private, Reverse Pie Shaped Lot, Beach |

|              |                   |
|--------------|-------------------|
| Roof         | Clay Tile         |
| Construction | Brick, Wood Frame |
| Foundation   | Poured Concrete   |

**Additional Information**

|                |               |
|----------------|---------------|
| Date Listed    | May 9th, 2025 |
| Days on Market | 3             |
| Zoning         | R-CG          |
| HOA Fees       | 320           |
| HOA Fees Freq. | ANN           |

**Listing Details**

|                |                      |
|----------------|----------------------|
| Listing Office | MaxWell Canyon Creek |
|----------------|----------------------|

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