

# \$523,000 - 325 Mckenzie Towne Square Se, Calgary

MLS® #A2223480

**\$523,000**

2 Bedroom, 3.00 Bathroom, 1,221 sqft

Residential on 0.00 Acres

McKenzie Towne, Calgary, Alberta

**OPEN HOUSE: SAT 1-4PM & SUN 12-3PM!**

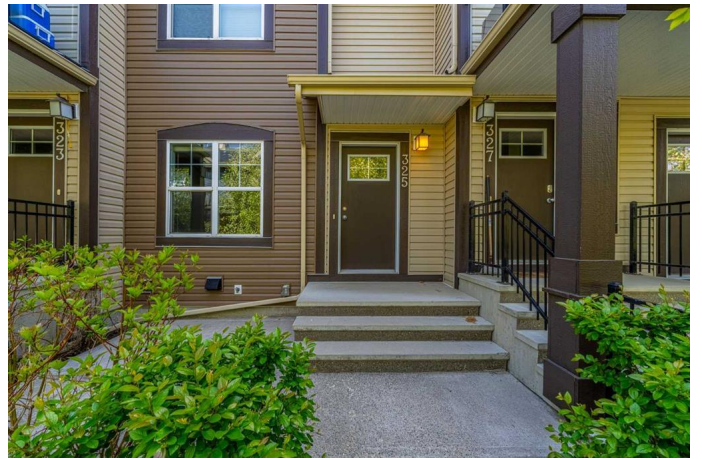
Welcome to Mosaic Mirage in McKenzie Towne, a two-storey townhome that blends smart design with the neighbourhood charm buyers crave.

Step through the gated front porch and into an airy, open-plan main floor where the living, dining, and kitchen spaces flow effortlessly together. This space is perfect for everything from quiet weeknight dinners to game-day gatherings. A patio door off the dining area leads to a balcony.

Upstairs, two true primary suites each feature their own full ensuite bath and walk-in closet, while a dedicated upper-level laundry room keeps everyday chores convenient and out of sight.

Need a flexible zone for workouts, storage, or a future office? The partially finished basement is ready for your vision.

A double attached garage shelters vehicles (and your gear) year-round, while extra guest parking is just steps away in this well-managed complex. Out front, the porch overlooks landscaped common grounds and invites friendly conversation with neighbours. As an added bonus, the sale includes select furnishings: floor lamp, side table, dining table with four chairs, desk, gaming chair, LG 55" OLED C2 TV, shelf unit, floor fan, picture, and



a few accent rugs – move-in ready comfort.

Location is everything: enjoy a three-minute stroll to picturesque Inverness Pond, quick transit connections, and effortless access to Stoney and Deerfoot Trails. Groceries, coffee shops, pubs, and High Street’s boutiques are all within minutes, making errands or evenings out happily car-optional.

Low-maintenance living, unbeatable walkability, and two primary suites in Calgary’s beloved McKenzie Towne. Book your showing today and see why this townhome is the easy choice for your next move. \*Some photos are virtually staged\*

Built in 2014

**Essential Information**

MLS® #	A2223480
Price	\$523,000
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,221
Acres	0.00
Year Built	2014
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

**Community Information**

Address	325 Mckenzie Towne Square Se
Subdivision	McKenzie Towne
City	Calgary
County	Calgary
Province	Alberta

Postal Code T2Z 1E3

### Amenities

Amenities Park, Snow Removal, Trash, Visitor Parking  
Parking Spaces 2  
Parking Double Garage Attached  
# of Garages 2

### Interior

Interior Features Closet Organizers, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, See Remarks, Soaking Tub, Storage, Vinyl Windows, Walk-In Closet(s)  
Appliances Dishwasher, Electric Range, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings  
Heating Forced Air, Natural Gas  
Cooling None  
Has Basement Yes  
Basement Partial, Partially Finished

### Exterior

Exterior Features Balcony, BBQ gas line, Lighting, Private Entrance  
Lot Description Front Yard, Landscaped  
Roof Asphalt Shingle  
Construction Vinyl Siding, Wood Frame  
Foundation Poured Concrete

### Additional Information

Date Listed May 23rd, 2025  
Days on Market 14  
Zoning M-1  
HOA Fees 227  
HOA Fees Freq. ANN

### Listing Details

Listing Office Real Broker

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