

# \$769,900 - 52 Riverstone Crescent Se, Calgary

MLS® #A2240106

**\$769,900**

5 Bedroom, 3.00 Bathroom, 1,304 sqft  
Residential on 0.15 Acres

Riverbend, Calgary, Alberta

Once in a while, a home comes to market that truly stands out—and 52 Riverstone Crescent SE is one of those rare finds. Lovingly cared for by the same owners for 26 years, this beautifully maintained and fully finished bi-level offers over 1,300 sq ft of above-grade living space, with 5+ bedrooms and 3 full bathrooms. From the moment you arrive, pride of ownership is unmistakable. The exterior is immaculate, enhanced by professional landscaping, accent lighting, and Gemstone lighting on both the front and back of the home—perfect for every season. Step inside to soaring vaulted ceilings and an inviting open-concept main level that's filled with natural light. Updated vinyl plank flooring flows seamlessly throughout, complementing the beamed ceilings and the spacious living, dining, and kitchen areas. The kitchen features a large central island with granite countertops and plenty of space to gather. Just off the dining area, a door leads to a fully enclosed 3-season sunroom—an ideal retreat to enjoy the outdoors while staying protected from the elements. The lower level is fully developed and offers even more flexibility, with two additional bedrooms and a flex room that could easily function as a sixth bedroom, home gym, or office. A large family room with a cozy gas fireplace creates the perfect spot to unwind. You'll also find a 4-piece bath, a dedicated laundry room, and ample storage. The double attached garage is both heated and wired for 220V—ready for hobbyists or



extra utility. Recent updates include the hot water tank, central air conditioning, sunroom enclosure, roof, siding, all soft metals plus, Mularkey Shingles with a high wind and hail rating! Outside is equally impressive with underground irrigation, concrete curbing, mature trees, vinyl fencing and carefully curated landscaping. This home sides onto a large green space and is surrounded by beautiful biking and walking paths. It's just steps to local parks, ball diamonds, and schools, and a short drive from Carburn Park and the Bow River. Living in Riverbend means being part of a well-established, family-friendly community with quick access to downtown, scenic nature escapes, excellent schools, and a strong sense of community spirit. If youâ€™ve been waiting for a home that blends comfort, quality, and locationâ€”this is the one. Book your showing today!

Built in 1991

**Essential Information**

MLS® #	A2240106
Price	\$769,900
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	1,304
Acres	0.15
Year Built	1991
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

**Community Information**

Address	52 Riverstone Crescent Se
Subdivision	Riverbend
City	Calgary

County	Calgary
Province	Alberta
Postal Code	T2C 4A5

### Amenities

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

### Interior

Interior Features	Beamed Ceilings, Breakfast Bar, Ceiling Fan(s), French Door, Granite Counters, Kitchen Island, Recessed Lighting, Storage, Vaulted Ceiling(s), Vinyl Windows
Appliances	Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room, Gas, Basement, Blower Fan
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Lighting, Private Yard, Storage
Lot Description	Back Yard, Backs on to Park/Green Space, Landscaped, Lawn, Many Trees, No Neighbours Behind, Pie Shaped Lot, Street Lighting, Treed, Sloped Down
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	July 16th, 2025
Days on Market	2
Zoning	R-CG

### Listing Details

Listing Office	RE/MAX First
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