

# \$724,900 - 92 Governor Drive Sw, Calgary

---

MLS® #A2234042

**\$724,900**

5 Bedroom, 2.00 Bathroom, 1,173 sqft

Residential on 0.13 Acres

Glamorgan, Calgary, Alberta

OPEN HOUSE SUNDAY AUGUST 31st from  
12:00-2:00 PM. Welcome

to 92 Governor Drive SW, a well-maintained bungalow in the highly sought-after community of Glamorgan. This charming home offers a total of 5 bedrooms and 2 bathrooms, perfect for extended family, or multi family living.

The main level features 3 spacious bedrooms, a full 4-piece bathroom, and 1,173 sq. ft. of bright, inviting living space. The kitchen offers plenty of cabinet and counter space, ready for your personal touch, and the adjoining dining area makes family meals and gatherings easy. Large windows fill the home with natural light throughout.

Downstairs, the fully renovated 997 sq. ft. basement boasts an open floor plan with 2 additional bedrooms, 1 bathroom, kitchen, laundry, and utility room with freezer.

Set on a large, beautifully landscaped corner lot, this property showcases pride of ownership with a small garden, fruit trees, and a double detached garage complete with a cozy wood stove. Extra street parking adds convenience for you and your guests.

Located close to Mount Royal University, shopping, parks, and schools, this home is a fantastic opportunity for first-time buyers looking to add value and build equity in a prime location for raising a family. Don't miss



this opportunity to own a very well maintained home with an updated basement in a truly amazing location!!!

Built in 1960

### **Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | A2234042    |
| Price          | \$724,900   |
| Bedrooms       | 5           |
| Bathrooms      | 2.00        |
| Full Baths     | 2           |
| Square Footage | 1,173       |
| Acres          | 0.13        |
| Year Built     | 1960        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bungalow    |
| Status         | Active      |

### **Community Information**

|             |                      |
|-------------|----------------------|
| Address     | 92 Governor Drive Sw |
| Subdivision | Glamorgan            |
| City        | Calgary              |
| County      | Calgary              |
| Province    | Alberta              |
| Postal Code | T3E4Y9               |

### **Amenities**

|                |                                                                                                |
|----------------|------------------------------------------------------------------------------------------------|
| Parking Spaces | 4                                                                                              |
| Parking        | Double Garage Detached, Driveway, Garage Door Opener, Off Street, On Street, Garage Faces Side |
| # of Garages   | 2                                                                                              |

### **Interior**

|                   |                                                                                                    |
|-------------------|----------------------------------------------------------------------------------------------------|
| Interior Features | Ceiling Fan(s), Laminate Counters                                                                  |
| Appliances        | Dishwasher, Dryer, Electric Stove, Freezer, Garage Control(s), Gas Water Heater, Microwave, Washer |
| Heating           | Forced Air, Natural Gas                                                                            |

|              |                |
|--------------|----------------|
| Cooling      | None           |
| Has Basement | Yes            |
| Basement     | Finished, Full |

## Exterior

|                   |                                                                                                                        |
|-------------------|------------------------------------------------------------------------------------------------------------------------|
| Exterior Features | Fire Pit, Garden, Private Yard                                                                                         |
| Lot Description   | Back Lane, Back Yard, Corner Lot, Front Yard, Fruit Trees/Shrub(s), Landscaped, Lawn, Rectangular Lot, Street Lighting |
| Roof              | Asphalt                                                                                                                |
| Construction      | Stucco, Wood Frame                                                                                                     |
| Foundation        | Poured Concrete                                                                                                        |

## Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | August 15th, 2025 |
| Days on Market | 17                |
| Zoning         | RCG               |

## Listing Details

|                |             |
|----------------|-------------|
| Listing Office | Real Broker |
|----------------|-------------|

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.