

# \$749,900 - 5003 Vantage Crescent Nw, Calgary

MLS® #A2241129

**\$749,900**

4 Bedroom, 2.00 Bathroom, 1,211 sqft

Residential on 0.13 Acres

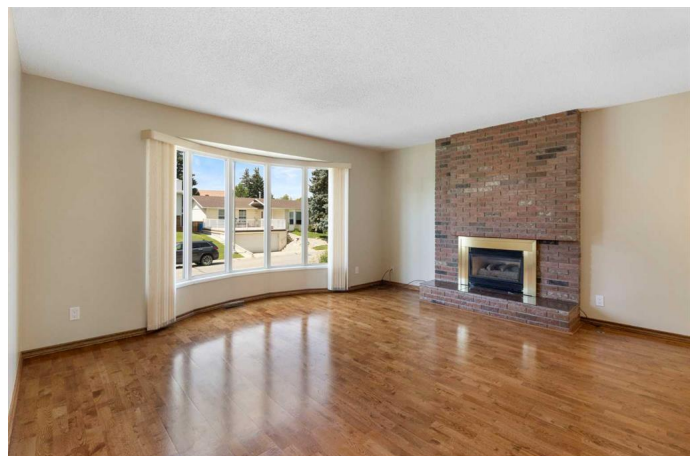
Varsity, Calgary, Alberta

Welcome to this move-in ready, single-level gem located on a quiet crescent in the highly sought-after community of Varsity. Lovingly cared for by long-time owners, this home blends timeless charm with thoughtful modern updates. Recent improvements—including a newer furnace, windows, and roof—offer peace of mind and enhanced energy efficiency for years to come.

Inside, you'll find a spacious layout featuring four generously sized bedrooms and two full bathrooms, ideal for families of all sizes or multigenerational living. A separate entrance to the fully finished basement provides flexibility for a home office, guest suite, or future secondary suite (subject to City approval).

Step outside to enjoy a large, beautifully landscaped yard with mature trees and full fencing—perfect for kids, pets, and outdoor entertaining. The oversized double detached garage adds even more value with ample space for parking and storage.

This unbeatable location puts you close to top-rated schools including F.E. Osborne, Marion Carson (Mandarin Immersion), and St. Vincent de Paul. You'll also enjoy quick access to Market Mall, the University of Calgary, University District, and Bowmont Park. Families will appreciate the nearby Alberta Children's Hospital, and commuters will



love being minutes from the Brentwood  
C-Train Station.

With its prime location, functional layout, and  
well-maintained condition, this Varsity home is  
a rare and exceptional opportunity.

Built in 1973

**Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | A2241129    |
| Price          | \$749,900   |
| Bedrooms       | 4           |
| Bathrooms      | 2.00        |
| Full Baths     | 2           |
| Square Footage | 1,211       |
| Acres          | 0.13        |
| Year Built     | 1973        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bungalow    |
| Status         | Active      |

**Community Information**

|             |                          |
|-------------|--------------------------|
| Address     | 5003 Vantage Crescent Nw |
| Subdivision | Varsity                  |
| City        | Calgary                  |
| County      | Calgary                  |
| Province    | Alberta                  |
| Postal Code | T3A 1X6                  |

**Amenities**

|                |                                                                                                          |
|----------------|----------------------------------------------------------------------------------------------------------|
| Parking Spaces | 4                                                                                                        |
| Parking        | Concrete Driveway, Double Garage Detached, Driveway, Front Drive, Garage Door Opener, Garage Faces Front |
| # of Garages   | 2                                                                                                        |

**Interior**

|                   |                   |
|-------------------|-------------------|
| Interior Features | Laminate Counters |
|-------------------|-------------------|

|                 |                                                                     |
|-----------------|---------------------------------------------------------------------|
| Appliances      | Dishwasher, Dryer, Electric Range, Range Hood, Refrigerator, Washer |
| Heating         | Fireplace(s), Forced Air, Natural Gas                               |
| Cooling         | None                                                                |
| Fireplace       | Yes                                                                 |
| # of Fireplaces | 1                                                                   |
| Fireplaces      | Brick Facing, Gas, Living Room                                      |
| Has Basement    | Yes                                                                 |
| Basement        | Finished, Full                                                      |

## Exterior

|                   |                                                                                         |
|-------------------|-----------------------------------------------------------------------------------------|
| Exterior Features | Garden                                                                                  |
| Lot Description   | Backs on to Park/Green Space, Garden, Landscaped, No Neighbours Behind, Rectangular Lot |
| Roof              | Asphalt Shingle                                                                         |
| Construction      | Brick, Vinyl Siding, Wood Frame                                                         |
| Foundation        | Poured Concrete                                                                         |

## Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | July 17th, 2025 |
| Days on Market | 34              |
| Zoning         | R-CG            |

## Listing Details

|                |              |
|----------------|--------------|
| Listing Office | RE/MAX First |
|----------------|--------------|

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® 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.