

# \$825,000 - 151 West Springs Road Sw, Calgary

MLS® #A2214867

**\$825,000**

4 Bedroom, 4.00 Bathroom, 1,827 sqft

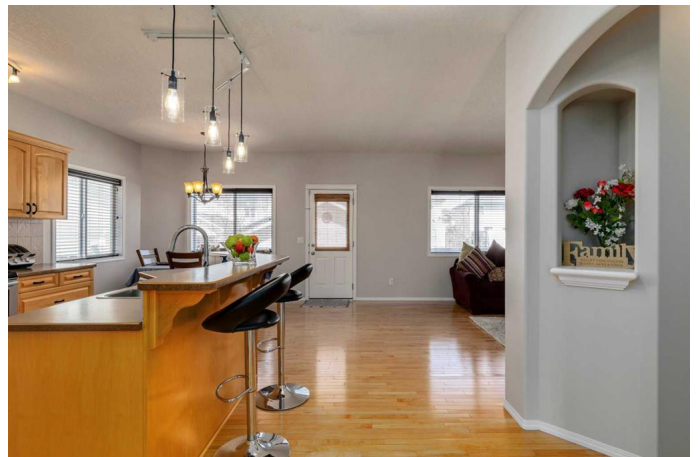
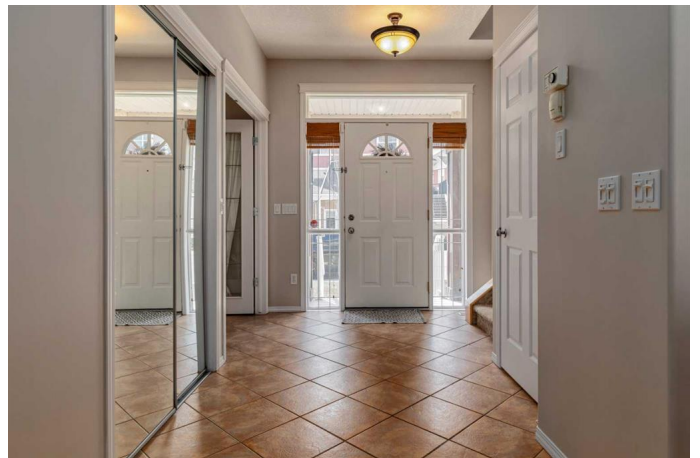
Residential on 0.10 Acres

West Springs, Calgary, Alberta

**\*\*\*OPEN HOUSE\*\*\*** Sunday, April 27, 1-3 pm.

Welcome to your dream home in West Springs! This stunning 2-storey gem offers over 2,400 SqFt of beautifully developed living, blending modern elegance with family-friendly charm. Step into a tiled foyer that flows past a versatile office into an open-concept main floor designed for effortless living. The heart of the home, a chef's kitchen, boasts stainless steel appliances, a center island with a raised eating bar, ample cabinetry, and a corner pantry. Gleaming hardwood floors guide you to the dining and living areas, where a cozy corner fireplace and expansive picture windows flood the room with natural light.

Upstairs, discover a serene primary suite fit for royalty, featuring a spacious layout for a king-sized bed, a walk-in closet, and a luxurious ensuite with a soaker tub. Two generous bedrooms, a flexible bonus room, a second full bathroom, and convenient upper-level laundry complete this level. The fully finished basement elevates the home with a fourth bedroom (ideal for guests or a home office), a sprawling family room with a second gas fireplace, and another full bathroom—perfect for movie nights or teen retreats. Outside, the expansive backyard offers space for kids to play, RV parking, and a detached garage, with front and back decks ready for summer gatherings. Recent upgrades, including a 2022 water tank, a well-maintained furnace, and a 2021 dishwasher, ensure peace of mind. Nestled in



vibrant West Springs, steps from top schools, parks, and amenities, this move-in-ready home is where memories are made. Don't miss out—call your favorite realtor to book a private tour today! It's a move you'll be glad you made.

Built in 2003

**Essential Information**

MLS® #	A2214867
Price	\$825,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,827
Acres	0.10
Year Built	2003
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

**Community Information**

Address	151 West Springs Road Sw
Subdivision	West Springs
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H4P6

**Amenities**

Amenities	Playground
Parking Spaces	2
Parking	Alley Access, Double Garage Detached, Garage Door Opener, RV Access/Parking
# of Garages	2

**Interior**

Interior Features	Ceiling Fan(s), Kitchen Island, Open Floorplan, Vinyl Windows
Appliances	Dishwasher, Electric Stove, Microwave, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Gas, Living Room, Recreation Room, Stone
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Dog Run, Private Yard
Lot Description	Back Lane, Back Yard, Dog Run Fenced In, Front Yard, Level
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	April 25th, 2025
Days on Market	3
Zoning	R-G
HOA Fees	167
HOA Fees Freq.	ANN

## Listing Details

Listing Office	RE/MAX First
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