

\$1,250,000 - 5 Spruce Bank Crescent Sw, Calgary

MLS® #A2102235

\$1,250,000

5 Bedroom, 3.00 Bathroom, 2,274 sqft

Residential on 0.17 Acres

Spruce Cliff, Calgary, Alberta

Welcome to your dream home in Spruce Cliff! This fully renovated property is perfect for a growing family, offering a blend of modern finishes, convenient features, and ideal location. With a host of upgrades completed in 2021, including new insulation, several windows, plumbing, electrical, heating systems and AC, this home is designed to provide comfort and efficiency for years to come. Let's take a closer look at what makes this property truly special. Nestled on a charming, 'hidden' street, on the edge of Spruce Cliff and Wildwood, this home enjoys a sense of tranquility and privacy - plus easy access to all the amazing amenities that both communities have to offer. Stepping inside, you'll be greeted by a luxurious front entrance featuring heated porcelain tile floors, custom cabinets, and an exquisite chandelier. The main floor bathroom showcases porcelain tile and a custom rain shower, perfect for refreshing after a long day. But the real showstopper is the high-end renovated kitchen. Crafted with care, it boasts custom cabinets, quartzite countertops, and designated coffee bar. The 36" Thermador 4 burner gas range with center griddle and built-in appliances elevate the cooking experience, while the 10-foot island provides ample space for meal preparation and seating for family and friends. The adjacent butler's pantry offers additional storage and convenience, plus a 2nd oven and fridge! Throughout the main floor, you'll find new hardwood floors that exude elegance.



Double patio doors seamlessly connect the indoor and outdoor spaces, allowing for a flow of natural light and easy access to the sunny south-facing backyard. The main floor family room is a relaxing retreat, complete with a wood-burning fireplace and a dry bar area featuring a hidden Thermador Double-Drawer Refrigerator. A stylish 'cocktail' room with French doors and designer lighting adds a touch of sophistication and versatility, serving also as an office or formal dining room. Upstairs, the primary bedroom offers a serene haven with two closets and a private balcony. The ensuite bathroom is a spa-like retreat, featuring a custom shower, free-standing soaker tub, quartzite double vanity, and porcelain floors. Three additional spacious bedrooms on the upper levels, provide ample space for the entire family. The basement offers flexibility with a bedroom featuring a new large window, a three-piece bathroom, and space for an office or recreation area. Walking distance to Wildwood Elementary School, Vincent Massey Junior High, several playgrounds, tennis/pickleball courts, a hockey rink with a fire pit and picnic area, and a community garden. The Douglas Fir Trail and Edworthy Park are perfect for walking, hiking, and biking. There is easy access to bus routes and the C-Train station at Nicholls Family Library. Shopping and services, Five Vines, Wildwood Dental, Bow Trail Medical Clinic, Safeway, and Westbrook Mall, are all nearby. It's all about quality of life in Spruce Cliff and Wildwood!

Built in 1956

Essential Information

MLS® #	A2102235
Price	\$1,250,000
Sold Price	\$1,250,000

Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	2,274
Acres	0.17
Year Built	1956
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	5 Spruce Bank Crescent Sw
Subdivision	Spruce Cliff
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3C 3B5

Amenities

Parking Spaces	4
Parking	Double Garage Attached, Driveway, Insulated

Interior

Interior Features	Bar, Bookcases, Breakfast Bar, Built-in Features, Ceiling Fan(s), Chandelier, Closet Organizers, Double Vanity, Dry Bar, French Door, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Recessed Lighting, Skylight(s), Smart Home, Soaking Tub, Storage, Vaulted Ceiling(s), Walk-In Closet(s)
Appliances	Bar Fridge, Built-In Refrigerator, Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Garburator, Gas Range, Microwave, Oven-Built-In, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Insert, Wood Burning
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Yard
Lot Description	Back Yard, Landscaped, Yard Lights, Treed
Roof	Asphalt Shingle
Construction	Stone, Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	February 7th, 2024
Date Sold	March 15th, 2024
Days on Market	37
Zoning	R-C1
HOA Fees	0.00

Listing Details

Listing Office	Real Broker
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