

\$1,563,800 - 3342 77 Street Sw, Calgary

MLS® #A2109172

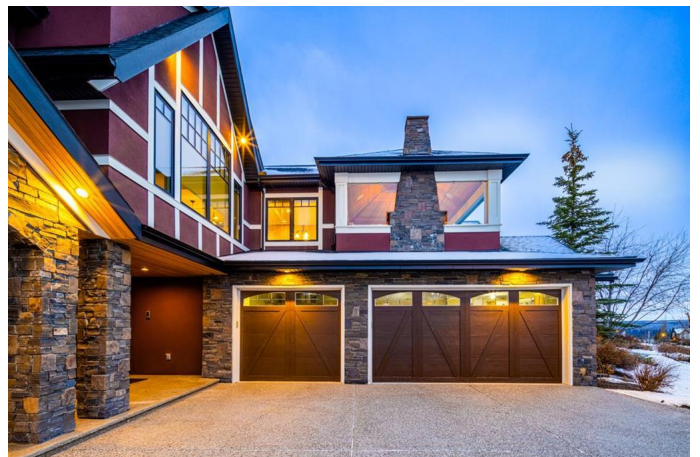
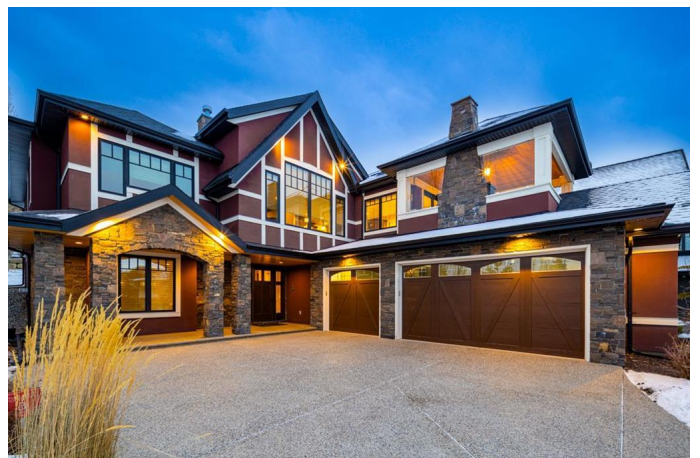
\$1,563,800

4 Bedroom, 4.00 Bathroom, 2,261 sqft

Residential on 0.16 Acres

Springbank Hill, Calgary, Alberta

A sprawling 4100+ sq ft of fully developed living space on 2 levels with an ELEVATOR. Walkout bungalow starts with a side facing, oversized, heated triple attached garage, with barn-style doors, aggregate driveway, and elegant architectural details with stone accents. The impressive walk-out basement level consists of a recreation room with a gas fireplace, rich cherry oak cabinets, and a wet bar complete with a dishwasher, microwave, bar fridge, and pantry. This level also holds three bedrooms, two of which share one Jack & Jill bath, and another has a cheater door to a 4 pc bath, mudroom, storage and entrance to the garage. A grand staircase or a built-in elevator conveniently takes you to the upper level. Light filled second level accentuated by the striking beamed 9 ft ceilings, mahogany wood craftsmanship, and stunning stone fireplace flanked on both sides with built-in cabinets. Gourmet kitchen has rich wood cabinets, granite countertops, huge centre island, integrated refrigerator, dishwasher, and hood fan, 6 burner gas stove, built-in oven and microwave, wine fridge, and a walk-through pantry. A formal dining room, breakfast nook, double french doors to the den/office, and the primary bedroom quarters at the far back of the house. Your private owner's retreat begins with a spacious bedroom and a tranquil sitting area in front of a gas double sided fireplace, and vaulted ceilings. Set on the other side of a hallway, is your 5 pc ensuite and walk-in closet. Bonus features include



central air conditioning, ample storage, a total of 3 fireplaces inside and one outdoor, all on a west facing front home. Enjoy endless summers on the covered balcony with magnificent Rocky mountain views to the west and a cozy outdoor fireplace, gas BBQ hookup is a bonus! The location is home to some of the best and most prestigious schools in Calgary. Your shopping experience amplified with shops at Signal Hill, West Hills Towne Centre, and Aspen Landing. Easy access to Hwy 201 and Sarcee Trail, you are only a short drive to your weekend destination.

Built in 2010

Essential Information

MLS® #	A2109172
Price	\$1,563,800
Sold Price	\$1,525,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,261
Acres	0.16
Year Built	2010
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold

Community Information

Address	3342 77 Street Sw
Subdivision	Springbank Hill
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H 5N1

Amenities

Parking Spaces	3
Parking	Driveway, Garage Faces Side, Triple Garage Attached

Interior

Interior Features	Beamed Ceilings, Bookcases, Built-in Features, Elevator, Granite Counters, High Ceilings, Kitchen Island, Vaulted Ceiling(s), Wet Bar
Appliances	Bar Fridge, Built-In Oven, Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Gas Stove, Humidifier, Microwave, Refrigerator, Washer
Heating	In Floor, Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	3
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full, Walk-Out

Exterior

Exterior Features	Other
Lot Description	Rectangular Lot
Roof	Asphalt Shingle
Construction	Stone, Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	February 22nd, 2024
Date Sold	March 21st, 2024
Days on Market	28
Zoning	R-1
HOA Fees	0.00

Listing Details

Listing Office	eXp Realty
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