

\$700,000 - 39 Westpoint Court Sw, Calgary

MLS® #A2110688

\$700,000

2 Bedroom, 3.00 Bathroom, 1,197 sqft

Residential on 0.16 Acres

West Springs, Calgary, Alberta

*****SOLD!!*** OPEN HOUSE CANCELLED!**

This fantastic bungalow in West Springs offers the perfect blend of comfort, style, and functionality, making it ideal for professional couples or empty nesters. Nestled on a spacious south-facing pie-shaped lot, this home boasts an inviting open plan with vaulted ceilings and an abundance of natural light streaming through the numerous windows in the great room. A large skylight in the kitchen adds to the airy atmosphere, filling the space with even more sunlight.

The kitchen is a chef's dream, featuring an island with a breakfast bar, gas stove, stainless steel appliances, and a large walk-in corner pantry. French doors from the eating nook lead to a massive two-tiered deck, perfect for entertaining guests or soaking up the sun. The backyard is a gardener's paradise, with ample sunlight throughout the day and the option to keep existing garden boxes by the back fence and east side of the house with written acceptance.

Newer engineered hardwood floors and tiled floors throughout the main level add elegance and durability to the home's aesthetic.

The main floor is highlighted by a spacious primary bedroom with a walk-in closet and a luxurious 5-piece ensuite, complete with a soaker tub, separate shower, and double sinks. Additionally, there's a versatile main floor office/den, perfect for remote work or hobbies.

Downstairs, the lower level is designed for



entertaining, boasting 9' ceilings, large windows, a cozy fireplace, a huge family games area, and a deluxe wet bar. There's also a full bathroom and an additional bedroom with ample storage space. The home is complete with a two-car insulated garage. Located on a quiet cul-de-sac, this home offers easy access to parks, schools, and shopping amenities, with a quick escape to the mountains for your outdoor adventures. Enjoy evenings under the stars gathered around the cozy fire pit, creating memories with loved ones.

Don't miss the opportunity to make this unique and exceptional home your own. Schedule a viewing today and experience the epitome of comfortable living in West Springs.

Built in 2001

Essential Information

MLS® #	A2110688
Price	\$700,000
Sold Price	\$775,000
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,197
Acres	0.16
Year Built	2001
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold

Community Information

Address	39 Westpoint Court Sw
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Subdivision	West Springs
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H 4M7

Amenities

Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	Bar, Ceiling Fan(s), Recessed Lighting
Appliances	Bar Fridge, Dishwasher, Dryer, Garage Control(s), Gas Range, Humidifier, Microwave, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Family Room, Gas, Living Room, Tile
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Fire Pit, Garden, Private Yard
Lot Description	Back Yard, Cul-De-Sac, Garden, Landscaped, Pie Shaped Lot, Treed
Roof	Asphalt Shingle
Construction	Brick, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	February 29th, 2024
Date Sold	March 1st, 2024
Days on Market	1
Zoning	R-1
HOA Fees	0.00

Listing Details

Listing Office	eXp Realty
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