

\$899,000 - 109 Tremblant Place Sw, Calgary

MLS® #A2116359

\$899,000

4 Bedroom, 4.00 Bathroom, 2,130 sqft

Residential on 0.10 Acres

Springbank Hill, Calgary, Alberta

Welcome to the epitome of luxury living in the sought-after community of Springbank Hill! This impeccably maintained 2-storey residence exudes elegance and sophistication, offering a harmonious blend of modern amenities and timeless charm. With a spacious living space of 3,180 sq.ft, this home provides ample room for your family to flourish. Step inside to discover a beautifully maintained interior, highlighted by new appliances, fresh paint, and exquisite finishes throughout. The heart of the home is the stunning kitchen, featuring granite countertops, a beautifully decorated backsplash, and a custom-designed hood cover. Hardwood flooring graces the main floor, adding warmth and character, while pot lights in the living room illuminate the space with a soft, inviting glow. Relax by the fireplace in the living room, adorned with wall-height stone facing, creating a focal point that exudes both comfort and style. Upstairs, discover a sunny bonus room perfect for family gatherings or quiet relaxation. Retreat to the luxurious primary suite, complete with a 5-piece en suite featuring a corner bath tub—a tranquil oasis to unwind after a long day. Additional fireplace in the basement offers warmth and ambiance throughout the recreation room area. Entertain guests on the expansive 2-tier deck, overlooking the lush trees in the backyard. With a fully finished basement, flex room on the main floor, and main floor laundry room, this home offers



convenience at every turn. Located in a kid-friendly neighborhood on a quiet cul-de-sac, this home is close to schools, shopping centers, parks, and the LRT station, providing easy access to all amenities. With convenient access to major routes and Stoney Trail, commuting is a breeze. Don't miss out on the opportunity to call this exquisite house your home. Schedule your viewing today and experience the pinnacle of luxury living in Springbank Hill!

Built in 2006

Essential Information

MLS® #	A2116359
Price	\$899,000
Sold Price	\$930,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,130
Acres	0.10
Year Built	2006
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	109 Tremblant Place Sw
Subdivision	Springbank Hill
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3C 0C4

Amenities

Utilities	Electricity Connected, Natural Gas Connected, Sewer Connected, Water
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	Connected
Parking Spaces	4
Parking	Concrete Driveway, Double Garage Attached, Garage Door Opener, Garage Faces Front

Interior

Interior Features	Built-in Features, Closet Organizers, Granite Counters, Kitchen Island, No Animal Home, No Smoking Home, Pantry, Vinyl Windows, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Range Hood, Refrigerator, Washer, Window Coverings
Heating	Fireplace(s), Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Basement, Gas, Insert, Living Room, Mantle, Stone
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Barbecue, Private Yard
Lot Description	Back Yard, Cul-De-Sac, Gazebo, Front Yard, Low Maintenance Landscape, Landscaped, Street Lighting, Treed
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	March 22nd, 2024
Date Sold	March 25th, 2024
Days on Market	3
Zoning	DC (pre 1P2007)
HOA Fees	0.00

Listing Details

Listing Office	CIR Realty
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