

\$1,549,900 - 87 Sienna Hills View Sw, Calgary

MLS® #A2127580

\$1,549,900

5 Bedroom, 4.00 Bathroom, 3,472 sqft

Residential on 0.23 Acres

Signal Hill, Calgary, Alberta

Rare find. Stunning estate home perched on ridge in private cul-de-sac with big city view, this 3,500 sq ft 2 story boasts 4 + 1 bedrooms, fully developed walk out basement, estate location in popular Sienna Hills. Large main entry with 2 story soaring ceiling and open stair well opens to large formal front living room area with lots of windows and stone double-sided fireplace that is open to the extra large family . Both living room and family room have French garden doors to outside balconies and hardwood floors. Family room is open to the extra large family breakfast nook with garden doors to generous outdoor deck area. The kitchen boasts abundance of beautiful white cabinets with huge island, large pantry and stainless appliances including an extra large side by side fridge/freezer. Plenty of gleaming black granite counter space, hardwood floors and wide array of pot lights to illuminate your cooking efforts. Enter the spacious formal dining room area with hand-painted designer walls, crown moldings, buffet area and garden doors to balcony. For anyone who entertains large groups, you will appreciate the sheer size of this dining area. Main floor office is off the front entry and has hardwood floors, crown moldings and pot lights as well as a large front window. Laundry area/mudroom has entry in from the large triple car garage and a 2 piece bath is located here also. Ascend the open stairs to the second level and the primary bedroom. This home boasts extra large bedrooms and



anyone with a large family will appreciate the spacious bedrooms. The primary bedroom offers up super-size bedroom, pot lights, garden doors to balcony, 2-sided fireplace open to cozy sitting area. Amazing 5 piece ensuite bath with large jetted soaker tub, glass separate shower, huge double vanity. Separate makeup vanity and an actual dressing wing with two massive walk-in closets. Bedroom 2 also has garden doors to balcony. The other 2 bedrooms are also larger, perfect for teens. There is a 5 piece bath with separate vanity area and a separate shower, toilet and bath area. The lower walk-out level contains a City of Calgary certified secondary suite or use it just for the family. French doors lead to combined rec room/gym area and 2 piece bath. The kids can set up their gaming area here and there is a bright gym area with large windows. There is another large bright flex room perfect for hobbies, foosball or just hanging out. The 5th bedroom here again is a very generous size and has its own den/office/sitting area with 3 piece ensuite. The downstairs kitchen has bright white cabinets, fridge, stove, dishwasher, hood fan, microwave and lots of counter space as well as an eating area. Behind the kitchen is a large storage space. This home has had all poly b pipe removed, \$130,000 recent new windows/doors, upstairs new Hunter Douglas blinds, 2 new central air conditioners. 2 new furnaces installed 4 years ago, new composite decking. Shingles replaced 8 years ago. Glass doors have slim shades

Built in 1994

Essential Information

MLS® #	A2127580
Price	\$1,549,900
Sold Price	\$1,480,000

Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	3,472
Acres	0.23
Year Built	1994
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	87 Sienna Hills View Sw
Subdivision	Signal Hill
City	Calgary
County	Calgary
Province	Alberta
Postal Code	t3h2y8

Amenities

Parking Spaces	6
Parking	Front Drive, Garage Door Opener, Triple Garage Attached

Interior

Interior Features	Built-in Features, Central Vacuum, Closet Organizers, Crown Molding, Double Vanity, French Door, Granite Counters, High Ceilings, Jetted Tub, Kitchen Island, No Animal Home, No Smoking Home, Soaking Tub
Appliances	Central Air Conditioner, Dishwasher, Electric Range, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room
Has Basement	Yes
Basement	Finished, Full, Walk-Out

Exterior

Exterior Features	Private Yard
Lot Description	Corner Lot, Cul-De-Sac, Lawn, Landscaped, Many Trees, Street Lighting, Underground Sprinklers, Treed
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	May 2nd, 2024
Date Sold	June 20th, 2024
Days on Market	49
Zoning	R-C1
HOA Fees	0.00

Listing Details

Listing Office	RE/MAX Realty Professionals
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