

\$799,000 - 324 Silvercreek Green Nw, Calgary

MLS® #A2138020

\$799,000

4 Bedroom, 3.00 Bathroom, 1,251 sqft

Residential on 0.17 Acres

Silver Springs, Calgary, Alberta

Nestled on one of Silver springs most sought-after locations is this EXCEPTIONALLY WELL MAINTAINED home; amazing opportunity as homes rarely come up for sale on Silvercreek Green! This home is situated on an EXPANSIVE LOT and faces onto a PRIVATE GREEN SPACE, truly in a location where all the neighbours do know each other by name. This cherished home has been owned by the same family for over three decades, reflecting the care and pride they have taken in maintaining it throughout the years. Offering over 1737 square feet of living space, step inside and be greeted by a spacious living room filled with natural light from the abundance of windows. The living area showcases a beautiful corner gas fireplace that connects to the warm and inviting dining space, creating an open and welcoming atmosphere. The kitchen has plenty of cabinet and counter space as well as a sizeable pantry. Through the patio door off the kitchen, you'll discover your very own oasis, perfect for relaxation and enjoyment. The main floor presents a well-designed layout, with a four-piece bathroom and three spacious bedrooms; one being the primary bedroom, complete with a two piece ensuite and double closets. The fully developed lower level has a generously sized recreational room with gas fireplace, another bedroom, 3 piece bathroom, laundry room and access to your DOUBLE GARAGE with a separate entrance. Notable updates include; majority of Vinyl



Windows (2000 & 2003) Shingles (2022), Hot Water Tank (2024) and Water Softener (2024).

Prepare to be captivated by the landscaping. The front yard showcases an UNDERGROUND SPRINKLER SYSTEM. The back yard boasts a host of remarkable features, including a PLAY HOUSE and a SHED that provides extra storage space, while the established mature trees, and perennials enhance the overall ambiance. With the added convenience of RV PARKING, this backyard is a serene and tranquil haven, offering peace and tranquility like no other. Absolutely PRICELESS LOCATION. Just steps away to Bowmont park, pathways, schools, shopping and neighbourhood amenities!

Built in 1975

Essential Information

MLS® #	A2138020
Price	\$799,000
Sold Price	\$855,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,251
Acres	0.17
Year Built	1975
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Sold

Community Information

Address	324 Silvercreek Green Nw
Subdivision	Silver Springs
City	Calgary
County	Calgary

Province	Alberta
Postal Code	T3B 4J8

Amenities

Parking Spaces	4
Parking	Additional Parking, Alley Access, Double Garage Attached, Garage Door Opener, Garage Faces Front, RV Access/Parking

Interior

Interior Features	Central Vacuum, Closet Organizers, Natural Woodwork, No Animal Home, No Smoking Home, Open Floorplan, Separate Entrance, Storage
Appliances	Dishwasher, Dryer, Garage Control(s), Microwave, Refrigerator, Stove(s), Washer, Window Coverings
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Gas, Living Room, Recreation Room
Has Basement	Yes
Basement	Separate/Exterior Entry, Finished, Full

Exterior

Exterior Features	Other
Lot Description	Back Lane, Back Yard, Front Yard, Landscaped, Many Trees, Treed, Views
Roof	Asphalt Shingle
Construction	Brick, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	June 6th, 2024
Date Sold	June 7th, 2024
Days on Market	1
Zoning	R-C1
HOA Fees	0.00

Listing Details

Listing Office	RE/MAX Real Estate (Mountain View)
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