

\$899,900 - 16 Valley Creek Crescent Nw, Calgary

MLS® #A2146222

\$899,900

4 Bedroom, 4.00 Bathroom, 2,235 sqft
Residential on 0.13 Acres

Valley Ridge, Calgary, Alberta

Located in the family-friendly community of Valley Ridge, this exquisite two-storey home offers the perfect blend of comfort and elegance. With four bedrooms and three and a half bathrooms, this property is ideal for growing families. The beautifully landscaped, low-maintenance front yard welcomes you to this charming residence. Upon entering, you're greeted by a spacious entryway with tile flooring that flows throughout the main floor. The open-concept design seamlessly connects the living, dining, and kitchen areas, all bathed in natural light from numerous windows and enhanced by 10-foot ceilings. The cozy gas fireplace with a stone surround creates a warm and inviting atmosphere in the living room. The kitchen is a chef's dream, featuring granite countertops, a large island with a breakfast bar, a walk-through pantry, and stainless steel appliances. There is ample cupboard and counter space for all your culinary needs. The adjacent dining area provides access to the upper deck, perfect for relaxing or entertaining guests. Additionally, the main floor boasts a formal dining room, a laundry room, a mud room at the back door, and a convenient two-piece powder room. Upstairs, plush carpeting adds a touch of luxury. The bonus room with a vaulted ceiling offers extra space for family activities or relaxation. Three well-appointed bedrooms provide comfort and privacy. The large primary suite includes a cozy sitting area, a walk-in closet, and a luxurious ensuite with dual sinks, a soaker tub,



and a stand-alone shower. An additional four-piece bathroom serves the other bedrooms. The fully finished walkout basement is an entertainer's delight, featuring laminate flooring, large windows, a second gas fireplace, and a huge recreation room. It also includes an additional bedroom and a three-piece bathroom with a stunning tile steam shower. The utility room offers ample storage space. Step outside to the covered patio and enjoy the professionally landscaped, fully fenced backyard with mature trees and tiered garden beds. Additional features of this exceptional home include an oversized, heated double attached garage, a front porch, and a cul-de-sac location. For pet owners, there's a convenient dog run on the south side of the house with a dog door from the garage. The property also boasts a new fridge (2024). Valley Ridge is a charming community with over 50% green space, including, walking and bike paths, the Bow River, a fantastic community association and the Valley Ridge Golf Course. The community offers stunning city and mountain views, making it a picturesque place to live. Residents enjoy easy access to Highway 1 and the mountains, as well as proximity to Winsport, Bowness Park, the Calgary Farmers Market West, and other amenities. Fields, playgrounds, and schools nearby in Bowness enhance the appeal of this vibrant neighborhood. This meticulously maintained property in Valley Ridge is a rare find, offering a blend of modern conveniences and natural beauty.

Built in 2001

Essential Information

MLS® #	A2146222
Price	\$899,900
Sold Price	\$893,000

Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,235
Acres	0.13
Year Built	2001
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	16 Valley Creek Crescent Nw
Subdivision	Valley Ridge
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3B 5V2

Amenities

Parking Spaces	4
Parking	Double Garage Attached, Insulated

Interior

Interior Features	Breakfast Bar, Built-in Features, Ceiling Fan(s), Central Vacuum, Closet Organizers, Double Vanity, Granite Counters, High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Soaking Tub, Storage, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Stove, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Basement, Gas, Living Room, Mantle, Raised Hearth, Stone
Has Basement	Yes
Basement	Finished, Full, Walk-Out

Exterior

Exterior Features	Garden
Lot Description	Cul-De-Sac, Fruit Trees/Shrub(s), Landscaped
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	July 9th, 2024
Date Sold	July 20th, 2024
Days on Market	10
Zoning	R-C1
HOA Fees	0.00

Listing Details

Listing Office	Real Broker
----------------	-------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.