

\$2,199,000 - 90 Aspen Ridge Way Sw, Calgary

MLS® #A2149204

\$2,199,000

4 Bedroom, 5.00 Bathroom, 2,557 sqft

Residential on 0.30 Acres

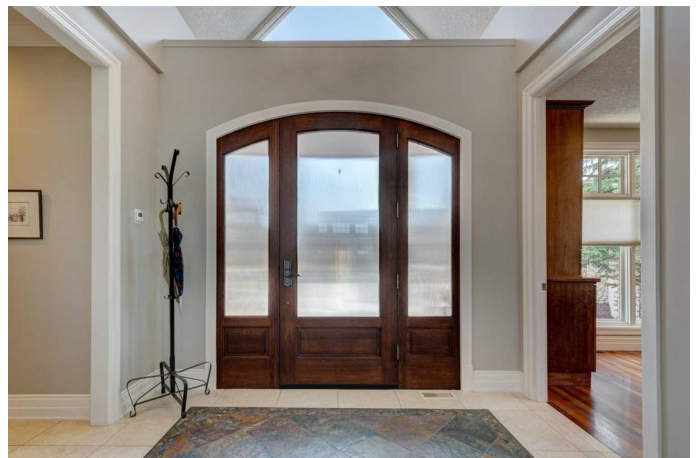
Aspen Woods, Calgary, Alberta

Discover this stunning walkout bungalow, perfectly positioned to offer majestic panoramic mountain views. This home features a beautiful open design with soaring 12 ft coffered ceilings and an abundance of natural light. The bright kitchen is equipped with top-of-the-line (Meili & Subzero) stainless steel appliances, quartz countertops, and island, making it a chef's dream. Designer finishings include site-finished cherry hardwood, solid wood 8 ft doors, and a stone-faced fireplace.

The wrap-around deck off the kitchen provides sunny southern views, perfect for outdoor entertaining. The grand master suite boasts a walkthrough closet with built-in storage, a cozy fireplace, and a new, crisp 6-piece ensuite. The second bedroom also features a private 3-piece ensuite. Additional main floor amenities include a spacious den and main floor laundry.

The lower level is equally impressive with floor-to-ceiling windows, two additional bedrooms a 4-piece ensuite and a 4-piece bathroom, a wet bar, a wood fireplace, a hobby room and a large family Room and a stone-faced fireplace. The triple attached drive-through garage includes a walk-up entry from the lower level, adding convenience and functionality.

This custom-built home offers numerous additional features such as Hydronic heating throughout, basement in-floor heating, air conditioning, Bang & Olufsen wiring for



security, lighting and Gemstone exterior lighting. All of this is set on a professionally landscaped 13,250 sq ft southwest yard, backing onto a natural reserve. Experience gracious and spacious living with over 5250 sq ft of fully developed space, designed to maximize comfort and luxury.

Built in 2004

Essential Information

MLS® #	A2149204
Price	\$2,199,000
Sold Price	\$1,900,000
Bedrooms	4
Bathrooms	5.00
Full Baths	4
Half Baths	1
Square Footage	2,557
Acres	0.30
Year Built	2004
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold

Community Information

Address	90 Aspen Ridge Way Sw
Subdivision	Aspen Woods
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H 5M2

Amenities

Amenities	None
Parking Spaces	6
Parking	Triple Garage Attached

Interior

Interior Features	Central Vacuum, Closet Organizers, Crown Molding, Double Vanity, High Ceilings, Kitchen Island, Open Floorplan, Quartz Counters, Storage, Walk-In Closet(s)
Appliances	Bar Fridge, Built-In Refrigerator, Dishwasher, Double Oven, Dryer, Garage Control(s), Gas Cooktop, Microwave, Range Hood, Warming Drawer, Washer, Window Coverings
Heating	In Floor, Natural Gas, Other, See Remarks
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	3
Fireplaces	Gas, Gas Log, Wood Burning
Has Basement	Yes
Basement	Full, Walk-Out

Exterior

Exterior Features	Awning(s), Balcony, BBQ gas line, Private Yard
Lot Description	Backs on to Park/Green Space, No Neighbours Behind, Landscaped, Underground Sprinklers, Pie Shaped Lot, Views, Wooded
Roof	Concrete, Flat
Construction	Brick, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	July 12th, 2024
Date Sold	August 7th, 2024
Days on Market	26
Zoning	R-1
HOA Fees	250.00
HOA Fees Freq.	ANN

Listing Details

Listing Office	RE/MAX First
----------------	--------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® 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.