

\$999,900 - 146 West Springs Place Sw, Calgary

MLS® #A2149328

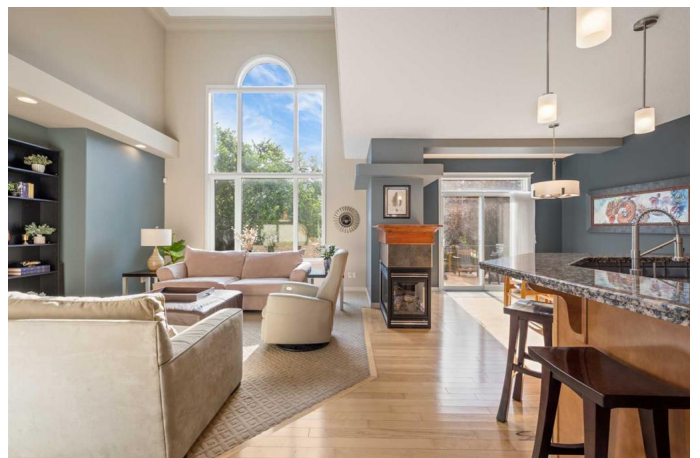
\$999,900

6 Bedroom, 4.00 Bathroom, 2,265 sqft

Residential on 0.13 Acres

West Springs, Calgary, Alberta

Welcome to 146 West Springs Place, a beautiful 6-bedroom dream home in the heart of sought after West Calgary. Built by NuVista Homes in 2004 this home has been lovingly cared for by the original homeowners. A great deal of thought and design was taken into consideration during the build process. Some of the extensive upgrades include sound insulation in all bedrooms and bathrooms, large walk through pantry, networking cables running throughout, surge protection for the entire house and much, much more. This home impresses as soon as you walk in. You are greeted by a built-in custom water feature and the open airy feeling created by the dramatic vaulted ceilings. Kitchen offers functional layout and ample cabinetry and counter space. Enjoy the added filtration system and newer stainless-steel appliances. Kitchen over looks the main living space sharing the unique 3-sided fireplace with the dining area. Main level additionally offers a large private front office with french doors, powder room and convenient mudroom off the garage making unloading groceries a breeze. On the upper level you will find an oversized bonus room located at the front of the house taking advantage of the serene mountain views. Tucked down the hallway the large primary bedroom does not disappoint with ensuite bathroom with jetted tub and large walk-in closet. Enjoy 2 other additional large bedroom, laundry and full 4-piece bath on this level. In the basement you will find the 4th and



5th bedroom, large den that could be used as a 6th bedroom, craft room or secondary office. You will also find the 4th bathroom with in floor heating. Utility room is also impressive with its built in underlit shelving, newly serviced furnace and server rack. Also enjoy the benefits of the secondary fridge. The triple car garage comes with ample built-in storage, epoxy flooring, hot and cold water sink and a gas line to add a furnace if desired.

Outside you will find a peaceful setting with large composite deck overlooking the fenced yard with gardens and mature trees adding privacy and tranquility. A gardeners dream with 4 raised cedar garden boxes with irrigation, known for their exceptional produce throughout the summer months!

Located on a family friendly cul-de-sac with direct access to a 9 acre park across the street this meticulously maintained home is truly a rare find. Offering everything your family needs for comfortable living in the highly desirable community of West Springs. Donâ€™t miss out on this opportunity to make it yours!

Built in 2004

Essential Information

MLS® #	A2149328
Price	\$999,900
Sold Price	\$1,030,000
Bedrooms	6
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,265
Acres	0.13
Year Built	2004
Type	Residential

Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	146 West Springs Place Sw
Subdivision	West Springs
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H4W2

Amenities

Amenities	None
Parking Spaces	3
Parking	Triple Garage Attached

Interior

Interior Features	No Smoking Home, Soaking Tub, Storage, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Microwave Hood Fan, Oven, Refrigerator, Washer
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Three-Sided
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Yard
Lot Description	Cul-De-Sac, Low Maintenance Landscape
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	July 13th, 2024
Date Sold	July 19th, 2024
Days on Market	6

Zoning	R-1
HOA Fees	150.00
HOA Fees Freq.	ANN

Listing Details

Listing Office	Real Broker
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