

\$810,000 - 11062 Valley Springs Road Nw, Calgary

MLS® #A2151132

\$810,000

4 Bedroom, 4.00 Bathroom, 2,302 sqft

Residential on 0.13 Acres

Valley Ridge, Calgary, Alberta

This light filled and spacious home is situated on a quiet street in a lovely neighborhood just a minute's walk to endless forest trails waiting for you to explore.

The main floor living room, with its soaring ceilings and gas fireplace is a combination of warmth and grandeur, seamlessly connecting to an airy dining room and open kitchen with plenty of cupboard space, a corner pantry, and a large center island. Off the living room is a professionally built solarium where you can sit with your morning coffee or moon watch under a night sky.

The kitchen leads to a large outdoor deck that overlooks a landscaped yard filled with plants and trees. It's a true gardener's delight and a natural and private oasis.

Upstairs you'll find a large master bedroom with a luxurious ensuite with walk-in shower, two additional bedrooms, a 4-piece bathroom and a large family room complete with a corner fireplace, French doors and cathedral style windows. The basement is fully finished with two more bedrooms and a bathroom. Perfect for teenagers and a private retreat for visiting guests.

Updates include a new water tank in 2019, master and upstairs bathrooms renovated in 2023, new pot lights, new dishwasher, and a new fireplace in the living room.

Looking for peace and quiet in the city? This home is situated in the perfect neighborhood on the edge of nature, where there are more dogwalkers than cars it seems and where



youâ€™ll spot rabbits and owls, and even the local moose. Itâ€™s close to a great sports rink and less than one hour away from Canmore and the Rocky Mountains. Come see your new home.

Built in 1997

Essential Information

MLS® #	A2151132
Price	\$810,000
Sold Price	\$800,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,302
Acres	0.13
Year Built	1997
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	11062 Valley Springs Road Nw
Subdivision	Valley Ridge
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3B 5S6

Amenities

Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	Ceiling Fan(s), Double Vanity, High Ceilings, Kitchen Island, Recessed Lighting, Storage
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Appliances	Dishwasher, Dryer, Garage Control(s), Garburator, Gas Stove, Microwave, Range Hood, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Lighting, Rain Gutters
Lot Description	Many Trees
Roof	Pine Shake
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	July 24th, 2024
Date Sold	September 6th, 2024
Days on Market	44
Zoning	R-C1
HOA Fees	0.00

Listing Details

Listing Office	CIR Realty
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