

\$749,900 - 123 Wood Valley Drive Sw, Calgary

MLS® #A2154166

\$749,900

4 Bedroom, 3.00 Bathroom, 1,831 sqft

Residential on 0.13 Acres

Woodbine, Calgary, Alberta

Welcome to 123 Wood Valley Drive SW, a gorgeous home tucked away on a quiet street in Woodbine. This home is the definition of a show stopper! Substantially updated throughout and truly "move in ready"! Premium LVP flooring carries through much of the main level which has recently undergone a stunning top-to-bottom renovation including a masterfully designed executive kitchen with all the bells and whistles: full height white cabinetry, designer rangehood, top of the line Bosch appliances, custom white oak island with breakfast bar and built-in wine cooler, classic farmhouse sink, pendant lighting quartz countertops, and a boujee coffee bar leading through a garden door to the composite deck with natural gas hookup and a private and spacious backyard. The adjoining dining room is a perfect spot for entertaining and festive gatherings, and you'll love the open family room with a gas fireplace - this home is an entertainer's dream! Completing the main level is a renovated 2pc bathroom, laundry room and 4th bedroom/den, perfect for guests or a home office. Upstairs is host to 3 well appointed bedrooms, all with California Closets, and 2 freshly painted bathrooms including a full ensuite. The lower-level features new carpet throughout, a huge rec room, loads of storage and a hobby room that could quite simply be converted into another bedroom. Other notable upgrades include all new windows with custom window coverings, Malarkey Legacy class 4 impact resistant



asphalt shingles, hot water tank, high efficient furnace, composite deck with natural gas bbq hookup, all new closet doors and hardware, California Closets throughout and added attic insulation! Located directly across from a path and park, and with incredible proximity to Fish Creek Park, highly rated elementary schools, all amenities at Buffalo Run (including Costco) and the Tsuutâ€™ina Trail Calgary Ring Road. Donâ€™t delay, this one wonâ€™t last long!

Built in 1987

Essential Information

MLS® #	A2154166
Price	\$749,900
Sold Price	\$740,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,831
Acres	0.13
Year Built	1987
Type	Residential
Sub-Type	Detached
Style	2 Storey Split
Status	Sold

Community Information

Address	123 Wood Valley Drive Sw
Subdivision	Woodbine
City	Calgary
County	Calgary
Province	Alberta
Postal Code	t2w 5v6

Amenities

Parking Spaces	4
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Parking	Double Garage Attached
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Interior

Interior Features	Kitchen Island, No Smoking Home, Open Floorplan
Appliances	Dishwasher, Garage Control(s), Garburator, Gas Stove, Instant Hot Water, Microwave, Range Hood, Refrigerator, Washer/Dryer, Window Coverings, Wine Refrigerator
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Great Room
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Garden, Playground, Private Yard
Lot Description	Back Lane, Back Yard, Lawn, Garden, Low Maintenance Landscape, Landscaped, Private, Rectangular Lot, Treed
Roof	Asphalt Shingle
Construction	Brick, Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	August 1st, 2024
Date Sold	August 3rd, 2024
Days on Market	2
Zoning	R-C1
HOA Fees	0.00

Listing Details

Listing Office	The Home Hunters Real Estate Group Ltd.
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