

# \$888,800 - 222 Discovery Ridge Way Sw, Calgary

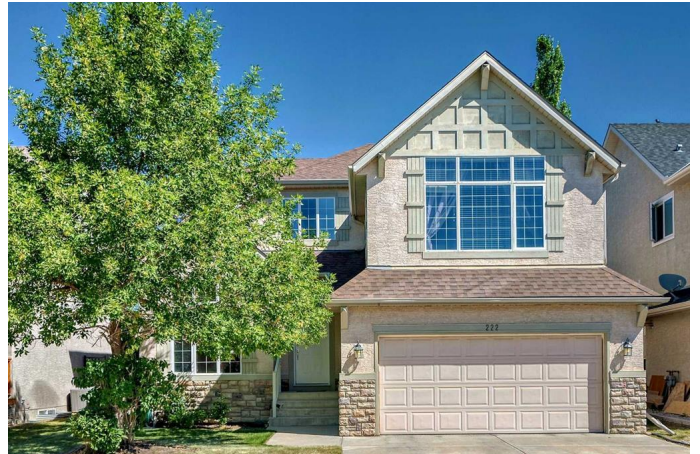
MLS® #A2162025

**\$888,800**

4 Bedroom, 3.00 Bathroom, 2,568 sqft  
Residential on 0.14 Acres

Discovery Ridge, Calgary, Alberta

This exceptional 2,568 sqft residence, crafted by Newcastle Homes, offers an impeccable blend of luxury and comfort. Step into a world of elegance with custom finishes throughout, including a gourmet kitchen, Granite kitchen island, countertops and beautifully crafted maple cabinetry. The front hall, powder room, kitchen, and nook feature rich hardwood floors, creating a warm and inviting atmosphere. The spacious great room is perfect for entertaining, complete with built-in cabinetry and a breathtaking river rock fireplace. A formal dining room and a main-floor den, both with soaring vaulted ceilings, provide additional spaces for gatherings or quiet reflection. Upstairs, youâ€™ll find four generously sized bedrooms, including a grand master suite with vaulted ceilings, a private balcony, and a luxurious 5-piece ensuite bath. Indulge in the spa-like atmosphere with a soaker tub, separate shower, and a large walk-in closet. The outdoor space is just as impressive, with professionally landscaped grounds, a retaining wall, and exposed aggregate patios. The backyard is a private oasis featuring a cozy gas fireplaceâ€”perfect for outdoor entertaining. The home has been meticulously maintained, featuring two furnaces (one replaced in 2019), a boiler replaced in 2018, and a roof replaced in 2014, ensuring peace of mind for years to come. The basement offers a blank canvas, ready for your personal touch. This home is a true masterpiece, combining thoughtful design,



premium finishes, and modern upgrades in a sought-after neighborhood. Donâ€™t miss the opportunity to make it yours!

Built in 2002

**Essential Information**

MLS® #	A2162025
Price	\$888,800
Sold Price	\$852,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,568
Acres	0.14
Year Built	2002
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

**Community Information**

Address	222 Discovery Ridge Way Sw
Subdivision	Discovery Ridge
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H 5G2

**Amenities**

Amenities	Recreation Facilities
Parking Spaces	4
Parking	Double Garage Attached

**Interior**

Interior Features	Kitchen Island, No Animal Home, Vinyl Windows
Appliances	Dishwasher, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings

Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Full, Unfinished

## Exterior

Exterior Features	Fire Pit
Lot Description	Back Yard, Landscaped, Rectangular Lot
Roof	Asphalt Shingle
Construction	Stone, Stucco, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	September 3rd, 2024
Date Sold	October 8th, 2024
Days on Market	35
Zoning	R-1
HOA Fees	325.00
HOA Fees Freq.	ANN

## Listing Details

Listing Office	Grand Realty
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