

\$1,150,000 - 150 Valley Glen Heights Nw, Calgary

MLS® #A2173052

\$1,150,000

5 Bedroom, 3.00 Bathroom, 1,948 sqft

Residential on 0.18 Acres

Valley Ridge, Calgary, Alberta

****Exceptional Walkout Bungalow in a Serene Natural Setting****

Open house Saturday October 19: 1pm-4pm.

Discover your dream home in this stunning fully finished walkout bungalow, nestled in an idyllic location that backs onto a lush, heavily treed natural reserve, complete with scenic walking and biking trails. Located on an extremely quiet street, this property offers a peaceful retreat while being conveniently close to amenities. Proudly offered for sale by its original owners, who have lovingly maintained it for over 26 years, this home exudes warmth and care at every turn. The main floor features an inviting layout with soaring vaulted ceilings, perfect for family gatherings and entertaining. With two well-appointed bedrooms, the master suite serves as a serene sanctuary, showcasing picturesque views of the backyard and the natural reserve. The updated 5-piece ensuite, enhanced in 2018 with a walk-in tub, ensures ease of use and luxury. The heart of the home, the kitchen, has been beautifully updated with a stunning maple island and a gas cooktop, plenty of counterspace, all while offering direct views of the tranquil outdoor landscape. Adjacent to the kitchen, the cozy family room is enhanced by solid oak built-ins and a gas fireplace, creating the ideal ambiance for relaxation. Venture to the lower walkout level, where you'll find three additional bedrooms and a storage room that could easily be transformed into a fourth bedroom if an additional bedroom is required. With direct



access from the garage and walkout, this level is perfect for multi-generational living or families in need of extra space. The expansive recreation room provides endless possibilities for entertaining and leisure activities. Step outside to a meticulously maintained yard, adorned with a variety of trees and shrubs that create a picturesque outdoor oasis. This property also features an oversized double garage, measuring 31 feet wide, complete with a heater, abundant storage, and convenient stairs leading directly to the lower level. This home is brimming with potential, ready for its next owners to cherish and enjoy for years to come. Donâ€™t miss the opportunity to own this exceptional property in a truly remarkable setting!

Built in 1997

Essential Information

MLS® #	A2173052
Price	\$1,150,000
Sold Price	\$1,080,400
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	1,948
Acres	0.18
Year Built	1997
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold

Community Information

Address	150 Valley Glen Heights Nw
Subdivision	Valley Ridge
City	Calgary
County	Calgary

Province	Alberta
Postal Code	T3B5P9

Amenities

Parking Spaces	4
Parking	Double Garage Attached, Heated Garage, Oversized, 220 Volt Wiring

Interior

Interior Features	Breakfast Bar, High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Storage, Walk-In Closet(s), Bookcases, Built-in Features, Closet Organizers, Central Vacuum, Double Vanity, Granite Counters, No Animal Home, Separate Entrance, Vaulted Ceiling(s)
Appliances	Dishwasher, Dryer, Microwave, Range Hood, Refrigerator, Washer, Window Coverings, Built-In Oven, Gas Cooktop, Instant Hot Water
Heating	Forced Air, Natural Gas, In Floor
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room
Has Basement	Yes
Basement	Full, Finished, Walk-Out

Exterior

Exterior Features	Private Yard, Private Entrance
Lot Description	Back Yard, Backs on to Park/Green Space, No Neighbours Behind, Landscaped, Pie Shaped Lot, Environmental Reserve, Many Trees, Private, Sloped Down, Treed
Roof	Asphalt Shingle
Construction	Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	October 17th, 2024
Date Sold	October 30th, 2024
Days on Market	13
Zoning	R-CG
HOA Fees	0.00

Listing Details

Listing Office	RE/MAX Real Estate (Mountain View)
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