

# \$1,750,000 - 311 Elveden Court Sw, Calgary

MLS® #A2173392

**\$1,750,000**

3 Bedroom, 3.00 Bathroom, 1,765 sqft

Residential on 0.11 Acres

Springbank Hill, Calgary, Alberta

One of two remaining luxury homes in the prestigious bungalow villa community of Elveden Court, Calgarys coveted west end in Springbank Hill. A discerning 26 units make up this exclusive community, offering a refined home for buyers who seek the quality of a custom home, but the benefits of a lock and leave, low maintenance, pet friendly community. This home is built to an exceptional quality standard with premium construction details including full concrete exterior walls (Insulated Concrete Forms (ICF)) and triple pane windows. With streams of natural light throughout, and an open concept floor plan, this space easily transitions from convenient day to day living to entertaining friends and family. The designer kitchen is fit for any gourmet chef with a premium Wolf & Sub-Zero appliance package, custom cabinets, a generous island and abundant storage. The gas fireplace is adorned with extraordinary millwork detail and anchors the expansive great room, boasting 16'™ ceilings and doors that open to a beautiful patio with a built in gas fireplace. Adjacent is the dining space, perfect for accommodating larger gatherings with it's™ dramatic ceiling detail, natural light and proximity to the great room. The primary suite rounds off the main living space and is a private oasis featuring a large bedroom with a custom dressing room/walk-in closet and spa-worthy ensuite complete with in-floor heat, dual vanity, a free standing soaker tub, 10mm



glass shower and water closet. The walk-up level hosts 9â€™™ ceilings, a large entertainment space, a wet bar, two additional bedrooms with custom closets, a full 3 piece bath, and an untouched flex room, perfect as a fitness studio, theatre room or craft space. The attached oversized double garage is finished with polyaspartic flooring and fabulous transom windows letting in an abundance of light. Donâ€™™t miss out on this exclusive opportunity to enjoy â€œturnkeyâ€• finish and quick possession of this premium luxury villa, just steps from 4.5 acres of protected municipal reserve, close to Aspen Landing, Westside Recreation Centre, Stoney Trail access, and our beautiful Rocky Mountains.

**\*\*Please note:** these pictures are taken from another finished unit so style and color selections may not be exactly as shown.

Built in 2024

**Essential Information**

MLS® #	A2173392
Price	\$1,750,000
Sold Price	\$1,750,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,765
Acres	0.11
Year Built	2024
Type	Residential
Sub-Type	Semi Detached
Style	Bungalow, Side by Side
Status	Sold

**Community Information**

Address	311 Elveden Court Sw
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Subdivision	Springbank Hill
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H2A9

### Amenities

Amenities	None
Parking Spaces	4
Parking	Double Garage Attached, Aggregate

### Interior

Interior Features	Built-in Features, Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, Recessed Lighting, Storage, Walk-In Closet(s), Wet Bar, Skylight(s)
Appliances	Built-In Oven, Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Gas Cooktop, Microwave, Range Hood, Refrigerator, Washer, Water Softener, Bar Fridge
Heating	In Floor, Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	3
Fireplaces	Family Room, Gas, Great Room, Outside
Has Basement	Yes
Basement	Finished, Full, Walk-Up To Grade

### Exterior

Exterior Features	BBQ gas line, Lighting
Lot Description	Back Yard, Low Maintenance Landscape, Street Lighting, Underground Sprinklers, Rectangular Lot
Roof	Asphalt Shingle
Construction	Brick, Concrete, Stucco, ICFs (Insulated Concrete Forms)
Foundation	Poured Concrete, ICF Block

### Additional Information

Date Listed	October 18th, 2024
Date Sold	November 4th, 2024
Days on Market	17
Zoning	DC

HOA Fees 0.00  
HOA Fees Freq. MON

**Listing Details**

Listing Office Sotheby's International Realty Canada

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