

# \$1,110,000 - 233 Spring Creek Circle Sw, Calgary

MLS® #A2207802

**\$1,110,000**

4 Bedroom, 4.00 Bathroom, 2,184 sqft

Residential on 0.09 Acres

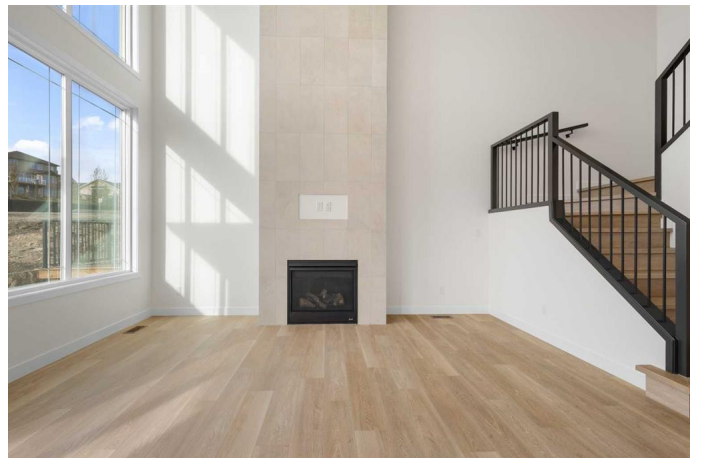
Springbank Hill, Calgary, Alberta

**OPEN HOUSE SUNDAY 1-3PM APRIL 06.**

Nestled in prestigious Aspen Spring Estates, this brand new home offers 3000 sqft living space with perfect combination of modern and functionality. The exceptional open-concept main floor offers a spacious flex room, open to above living room, bright dining area, gourmet kitchen and 2 pc powder room. The expensive floor to ceiling windows provide plenty of natural sunlight. The main floor is covered with trendy luxury vinyl plank flooring throughout. The chef's kitchen complete with stainless steel appliances, gas cooktop, chimney hood fan, large upgraded quartz countertops, and a convenient walk-through pantry. Plenty of space for hosting gatherings with friends and family. The spacious breakfast nook has easy access to the west-facing deck and backyard without neighbour behind. The upper level offers a master bedroom with walk-in closet & 5 pc ensuite, additional two bedrooms, a shared main bathroom, front facing bonus room and laundry room. The legal suite basement features additional bedroom, living room, full bathroom and second kitchen. Just minutes away from the aspen landing shopping centre, transit and LRT, top ranked schools, parks, and pathways with great access to the mountains. The new home warranty offers new owner peace of mind!

Built in 2024

## Essential Information



|                |             |
|----------------|-------------|
| MLS® #         | A2207802    |
| Price          | \$1,110,000 |
| Bedrooms       | 4           |
| Bathrooms      | 4.00        |
| Full Baths     | 3           |
| Half Baths     | 1           |
| Square Footage | 2,184       |
| Acres          | 0.09        |
| Year Built     | 2024        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

### Community Information

|             |                            |
|-------------|----------------------------|
| Address     | 233 Spring Creek Circle Sw |
| Subdivision | Springbank Hill            |
| City        | Calgary                    |
| County      | Calgary                    |
| Province    | Alberta                    |
| Postal Code | T3H 6J6                    |

### Amenities

|                |                        |
|----------------|------------------------|
| Parking Spaces | 4                      |
| Parking        | Double Garage Attached |
| # of Garages   | 2                      |

### Interior

|                   |   |
|-------------------|---|
| Interior Features | High Ceilings, No Animal Home, No Smoking Home, Separate Entrance   |
| Appliances        | Built-In Oven, Dishwasher, Dryer, Garage Control(s), Gas Cooktop, Microwave, Range Hood, Refrigerator, Washer |
| Heating           | Forced Air  |
| Cooling           | None  |
| Fireplace         | Yes   |
| # of Fireplaces   | 1   |
| Fireplaces        | Gas   |
| Has Basement      | Yes   |
| Basement          | Exterior Entry, Finished, Full, Suite   |

### Exterior

|                   |                      |
|-------------------|----------------------|
| Exterior Features | Other                |
| Lot Description   | No Neighbours Behind |
| Roof              | Asphalt Shingle      |
| Construction      | Wood Frame           |
| Foundation        | Poured Concrete      |

### **Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | April 2nd, 2025 |
| Days on Market | 8               |
| Zoning         | R-G             |

### **Listing Details**

|                |                      |
|----------------|----------------------|
| Listing Office | Homecare Realty Ltd. |
|----------------|----------------------|

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