



7787 Springbank Way Calgary Alberta

\$1,149,900

Welcome to this Specular Jayman Custom built Home with Stunning Panoramic Rocky Mountains and Griffith's Woods Park Forested Reserve Views on Every Level on the Ridge of Springbank Hill. It provides over 3250 square feet of living space, 5 bedrooms, 3.5 baths, Fully Finished Suite Walkout Basement with Southwest Facing Big Backyard. Open the front door, you will immediately notice 9' Ceilings on much of the main floor and the spacious dining nook with ceiling to floor windows magnifying the 180-degree gorgeous views and overlooking the large yard. The French door in the Dining Nook is leading to a large balcony with privacy panels, shade screen and glass railings, providing a perfect perch for outside living. Back inside the functional large kitchen offers a nice island, lots of custom-built cabinets, updated appliances, quartz countertops and a walk-through pantry providing additional storage and space for small appliances. The kitchen also opens onto a warm and welcoming living room area anchored with a beautiful river rock stone fireplace and mantle. On the main level, you will also find a flex room to be used as a den, office or formal dining room, a 2-piece powder room and a laundry room towards the front Garage. Upstairs provides a large primary suite with large southwest facing windows, walk-in closet and a five-piece bathroom with soaker tub, double sinks, separate shower and a privacy stall with toilet, two more generously sized bedrooms, one with a Murphy bed and open office area onto the stairwell, and a 4-piece family bathroom. The walkout basement is fully developed with one huge family room with big windows and a fireplace with a circulating controlled heat source, two additional bedrooms, one has French Door towards the backyard, it could be easily as a gym, craft room, or office, a functional kitchen with another French Door to the large patio in th...

Primary Bedroom 17.17 Ft x 14.17 Ft

Other 10.42 Ft x 4.83 Ft

5pc Bathroom 16.33 Ft x 11.83 Ft

Bedroom 15.33 Ft x 11.17 Ft

Bedroom 14.75 Ft x 11.08 Ft

4pc Bathroom 8.83 Ft x 4.83 Ft

Bedroom 15.42 Ft x 11.08 Ft

4pc Bathroom 10.75 Ft x 4.83 Ft

Furnace 7.83 Ft x 6.92 Ft

Foyer 12.75 Ft x 5.75 Ft

Living room 11.75 Ft x 10.42 Ft

Family room 18.67 Ft x 14.50 Ft

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Listing Presented By:



Originally Listed by:
Homecare Realty Ltd.

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RE/MAX

**RE/MAX REAL ESTATE
(CENTRAL)**

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Office 11.33 Ft x 6.58 Ft

Living room/Dining room 27.92 Ft x 12.83 Ft

Kitchen 11.75 Ft x 7.17 Ft

Bedroom 14.00 Ft x 13.58 Ft

Kitchen 22.33 Ft x 18.58 Ft

Dining room 12.92 Ft x 8.08 Ft

Laundry room 8.25 Ft x 7.58 Ft