



185 Simcoe Circle Calgary Alberta

\$865,000

Welcome to this stunning detached home in the highly sought-after SW community of Signal Hill. Offering approximately 2,600 sq. ft. of beautifully developed living space, this 2-storey gem features 4 bedrooms, 3.5 bathrooms, and a spacious double attached garage. Step inside to discover a bright and open-concept main level, flooded with natural light from large, strategically placed windows. The modern kitchen is a chef's delight, boasting elegant white cabinetry, gleaming granite countertops, stainless steel appliances, a convenient breakfast bar, and a separate pantry for ample storage. Upstairs, you'll find a spacious bonus room with vaulted ceilings, expansive windows, and a cozy fireplace—perfect for relaxing or entertaining. The upper level also includes three generously sized bedrooms, including a luxurious primary suite complete with a 5-piece ensuite and a large walk-in closet. The fully finished basement provides additional living space, offering a versatile family or recreation room, a fourth bedroom, and a stylish 4-piece ensuite bathroom. Outside, the home continues to impress with a large driveway that accommodates multiple vehicles and a beautifully landscaped backyard. Enjoy outdoor living with a spacious deck and gazebo, ideal for entertaining guests or unwinding in a private, serene setting. Notable updates include new siding and gutters, triple-paned windows for enhanced energy efficiency, and 12 solar panels, making this home both stylish and sustainable. Conveniently located close to top-rated schools, popular restaurants, shopping centers, and public transit, this home is perfect for families looking to settle in a vibrant and connected community. Don't miss this incredible opportunity—schedule your private showing today! 2017-Roof and Furnace. 2024-Solar Panels, Siding, Gutters, and Sprinklers. (id:6769)

Recreational, Games room 17.42 Ft x 12.33 Ft

Bedroom 19.83 Ft x 7.92 Ft

4pc Bathroom 12.92 Ft x 4.67 Ft

Living room 13.25 Ft x 11.17 Ft

Kitchen 13.42 Ft x 9.42 Ft

Dining room 13.08 Ft x 8.42 Ft

2pc Bathroom 5.58 Ft x 5.42 Ft

Family room 14.92 Ft x 13.08 Ft

Primary Bedroom 13.92 Ft x 11.50 Ft

Bedroom 10.92 Ft x 9.67 Ft

Bedroom 9.42 Ft x 9.08 Ft

5pc Bathroom 12.83 Ft x 8.25 Ft

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Listing Presented By:



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Breakfast 9.92 Ft x 6.50 Ft

4pc Bathroom 7.50 Ft x 4.83 Ft