

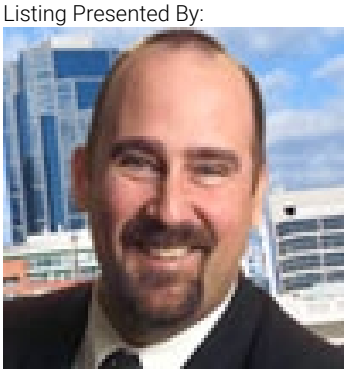
248 Springbank Villas Calgary Alberta

$719,900

PRISTINE, VACANT, and READY for immediate possession! Rarely does a home offer this perfect blend of luxury, comfort, and carefree living. Welcome to one of Springbank Hill's premier 18+ ADULT COMMUNITIES, where this immaculate semi-detached villa delivers APPROXIMATELY 2,500 SQ. FT. OF BEAUTIFULLY DEVELOPED LIVING SPACE--including a RARE UPPER-LEVEL BONUS ROOM ideal for a home office, guest retreat, or cozy movie nights.Walk to the 69th Street LRT, Westside Rec Centre, Westhills Shopping Centre, and Aspen Landing, with Stoney Trail just minutes away for effortless mountain escapes. From the moment you step inside, you'll feel the difference. SOARING VAULTED CEILINGS, EXPANSIVE WINDOWS, RICH HARDWOOD FLOORS, AND AN OPEN STAIRCASE create an airy, elegant atmosphere that feels impressive and inviting. The beautifully RENOVATED KITCHEN (2019) is equally compelling, featuring REFINISHED SOLID MAPLE CABINETRY, QUARTZ COUNTERTOPS, DESIGNER BACKSPLASH, AND UPGRADED STAINLESS-STEEL APPLIANCES. The sunshine filled main floor den could also be a dining room or peaceful reading room. The main-floor primary suite is your private retreat, with a SPA-INSPIRED ENSUITE RENOVATED IN 2019, complete with dual quartz vanity, relaxing soaker tub, custom-tiled shower, and generous walk-in closet with a convenient laundry chute. From the roomy living room with its beautiful fireplace, open the doors to your spacious deck and enjoy peaceful views of the mature treed green space behind. A built-in gas line makes summer entertaining effortless. It's the perfect place for morning coffee, evening drinks, or gathering with family and friends. The PROFESSIONALLY FINISHED LOWER LEVEL adds exceptional versatility, with a cozy fireplace, second bedroom, full bathroom, abundant storage, and an incredible laundry room with dedicated craft/sewing space. Enjoy the confidence of a WELL-MANAGED CORPO...

Family room 22.83 Ft x 15.67 Ft
Bedroom 11.67 Ft x 10.92 Ft
3pc Bathroom 8.33 Ft x 5.83 Ft
Laundry room 14.00 Ft x 7.75 Ft
Storage 14.25 Ft x 9.08 Ft
Primary Bedroom 14.25 Ft x 11.92 Ft
Other 7.50 Ft x 6.25 Ft
5pc Bathroom 8.92 Ft x 7.92 Ft
Foyer 7.50 Ft x 6.25 Ft
Other 5.92 Ft x 4.50 Ft

Listing Presented By:



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Furnace 11.00 Ft x 6.67 Ft

Living room 16.33 Ft x 10.75 Ft

Kitchen 12.00 Ft x 8.00 Ft

Dining room 10.50 Ft x 10.00 Ft

Other 11.83 Ft x 9.42 Ft

2pc Bathroom 5.75 Ft x 4.42 Ft

Loft 17.92 Ft x 14.92 Ft