

\$849,000 - 42 Wentworth Landing Sw, Calgary

MLS® #A2208008

\$849,000

3 Bedroom, 3.00 Bathroom, 1,249 sqft
Residential on 0.10 Acres

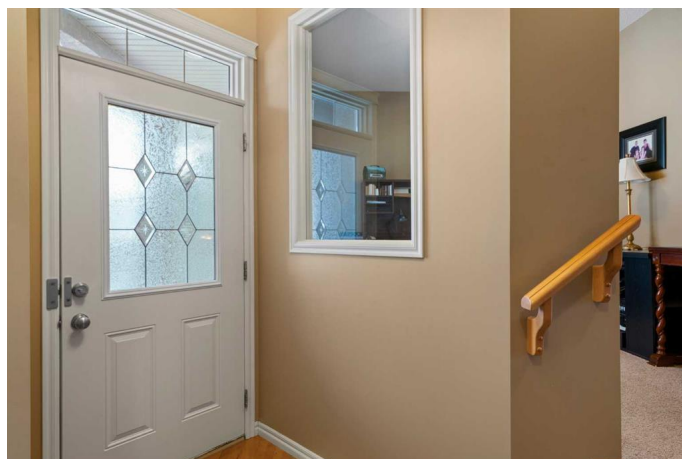
West Springs, Calgary, Alberta

WELCOME HOME! Discover this stunning 1200+ sq. ft. walkout bungalow, perfectly situated in a prime location, backing onto a serene, treed reserve. This executive villa offers a blend of elegance and functionality, featuring hardwood floors, vaulted ceilings, a skylight, and expansive windows that showcase breathtaking ravine views. The main floor boasts a bright flex room ideal for a home office, an island-style kitchen with ample space, a spacious dining area, and a dramatic great room with a cozy gas fireplace and views of the lush surroundings. The primary suite includes a luxurious ensuite with a jetted tub for ultimate relaxation. The beautifully finished walkout basement is perfect for entertaining, complete with a family room, a well-designed wet bar, and two generous bedrooms. Enjoy outdoor living on the main-level deck or the walkout patio, both offering a peaceful retreat amidst nature. Located in Calgary's sought-after West Springs community, you'll be steps away from many amenities, with easy access to downtown. Stylish, sophisticated, and perfectly situated – this home is your dream come true. Welcome home!

Built in 2005

Essential Information

| | |
|--------|-----------|
| MLS® # | A2208008 |
| Price | \$849,000 |



| | |
|----------------|------------------------|
| Bedrooms | 3 |
| Bathrooms | 3.00 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 1,249 |
| Acres | 0.10 |
| Year Built | 2005 |
| Type | Residential |
| Sub-Type | Semi Detached |
| Style | Side by Side, Bungalow |
| Status | Active |

Community Information

| | |
|-------------|-------------------------|
| Address | 42 Wentworth Landing Sw |
| Subdivision | West Springs |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T3H 5X1 |

Amenities

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

Interior

| | |
|-------------------|--|
| Interior Features | Breakfast Bar, Built-in Features, Closet Organizers, Granite Counters, High Ceilings, Kitchen Island, Open Floorplan, Storage, Vaulted Ceiling(s), Walk-In Closet(s) |
| Appliances | Dishwasher, Dryer, Microwave, Range Hood, Refrigerator, Stove(s), Washer, Window Coverings |
| Heating | Forced Air, Natural Gas |
| Cooling | Central Air |
| Fireplace | Yes |
| # of Fireplaces | 2 |
| Fireplaces | Gas |
| Has Basement | Yes |
| Basement | Finished, Full |

Exterior

| | |
|-------------------|---|
| Exterior Features | Balcony |
| Lot Description | Back Yard, Backs on to Park/Green Space, Cul-De-Sac, Landscaped, Low Maintenance Landscape, No Neighbours Behind, Private, Rectangular Lot, See Remarks |
| Roof | Asphalt Shingle |
| Construction | Stone, Stucco, Wood Frame |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|-----------------|
| Date Listed | April 2nd, 2025 |
| Days on Market | 2 |
| Zoning | DC |
| HOA Fees | 250 |
| HOA Fees Freq. | ANN |

Listing Details

| | |
|----------------|------------|
| Listing Office | eXp Realty |
|----------------|------------|

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