

# \$1,890,000 - 16 Spring Valley Lane Sw, Calgary

MLS® #A2164673

**\$1,890,000**

3 Bedroom, 4.00 Bathroom, 2,354 sqft

Residential on 0.23 Acres

Springbank Hill, Calgary, Alberta

Gated community, bungalow with elevator, beautifully mountain viewed, sit on a large 10,000+ sqft lot in Springbank Hill! Close by to public and private schools, parks, playgrounds, shopping, C train and westside rec centre. Living space of over 4,350 sqft, 2 decks, 2 private patios. Chef style kitchen with maple cabinets, top of the line SUB-ZERO, WOLF and ASKO appliances, marble backsplash, high end granite countertops. Dining room with built in maplewood detailing, and living room featuring full height sandstone fireplace with stunning mountain views. Master bedroom come with luxury ensuite boasts a 5 pc ensuite, soaker tub, custom steam shower, and infloor heating. Additional good sized bedroom or study with access to private backyard. Another 3 pieces bathroom and laundry room complete the main floor. Lower walk out level come with radiant in floor heating, two spacious bedrooms, family area with fireplace plus wet bar. Oversized (650sqft) double garage is heated and completed with epoxy floors. Additional upgrades and features include: built-in speakers throughout, cedar soffits, extensive professionally done landscaping with irrigation, hydronic in-floor heating, custom built-ins, solidcore doors, aluminum clad windows.

Built in 2007

## Essential Information



MLS® #	A2164673
Price	\$1,890,000
Bedrooms	3
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,354
Acres	0.23
Year Built	2007
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### **Community Information**

Address	16 Spring Valley Lane Sw
Subdivision	Springbank Hill
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H 4V2

### **Amenities**

Amenities	None
Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

### **Interior**

Interior Features	Built-in Features
Appliances	Built-In Refrigerator, Oven-Built-In, Dishwasher, Garage Control(s), Gas Range, Microwave, Range Hood, Washer/Dryer, Window Coverings, Wine Refrigerator
Heating	Forced Air, In Floor
Cooling	None
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Gas
Has Basement	Yes

Basement                      Full, Walk-Out

**Exterior**

Exterior Features      Balcony  
Lot Description        Landscaped  
Roof                      Concrete  
Construction          Wood Frame  
Foundation            Poured Concrete

**Additional Information**

Date Listed              September 10th, 2024  
Days on Market        222  
Zoning                    DC (pre 1P2007)

**Listing Details**

Listing Office            Grand Realty

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