125 Discovery Place SW

Calgary | Active | MLS® A2349807

$1,199,900









Bedrooms	Bathrooms	Year Built	Living area
4	**4**	**2001**	**1,923.15 sq. ft.**

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Listed by eXp Realty

A closer look

Designed with intention. Rebuilt with precision. Finished for timeless living.

In a world of “standard,” this home is anything but. Completely rebuilt and reimagined, this bespoke residence was designed for those who believe a home should be a sanctuary of elevated living.

This was not a surface renovation - it was a full architectural transformation. Fully permitted and engineered, every detail was refined to improve flow, scale, material quality, and everyday livability, resulting in a timeless design.

Outside, the upgrades immediately impress: resurfaced walkways, a rebuilt deck, finished under-deck patio, epoxy-coated garage floor, repaired retaining wall, fresh exterior paint, and an enlarged window that enhances both natural light and architectural presence.

Finished in an Organic Modern aesthetic with Mid-Century Modern roots, the interior reflects a thoughtful balance of warmth, structure, and refined simplicity. Custom slatted details, beamed ceilings, and a reimagined stairwell elevate everyday living. The designer kitchen is the heart of the home, featuring custom rift-cut oak cabinetry, Taj Mahal quartz countertops, a waterfall island with curved fluted detailing, and a full Bosch stainless steel appliance package. The living room is anchored by an impressive 18 ft. floor-to-ceiling lava-slate fireplace. Flooring includes Italian porcelain tile on the main and wide plank oak hardwood on the upper. All bathrooms are fully rebuilt with premium imported tiles, frameless glass showers, floating vanities, and modern fixtures, with heated floors featured exclusively in the primary ensuite.

The fully developed basement is thoughtfully designed as a luxury Air-Bnb style space, offering boutique finishes, a private and comfortable layout, and exceptional versatility. It features a flexible media room with a multi-sided fireplace, terrazzo tile flooring, a fully equipped wet bar, dishwasher, and bar fridge. A full bathroom with glass-tiled walk-in shower with a bench, enhances ease of access without compromising luxury. Ideal for short-term rental potential, hosting guests or multi-generational living, this space delivers both lifestyle appeal and income opportunity.

Offering almost 2,900 square feet of total living space, this home is ideally situated on a quiet cul-de-sac, set on a large pie-shaped lot backing onto a lush green belt with a private, fully landscaped yard surrounded by mature trees and shrubs. Just steps from Griffith Woods Park, residents enjoy immediate access to scenic river pathways and forested trails. With gateway access to the Rocky Mountains and Kananaskis Country, 1 min access to Stoney and Glenmore Trail, and downtown Calgary in just 12 minutes, this location delivers the perfect balance of City & Country living. Close to top-ranking schools, extensive pathway systems, shopping centres, restaurants, and cafés, this is an outstanding and truly rare opportunity.

Property details

Status	Active
Prop. Type	Residential

MLS® Num	A2349807
Bedrooms	4
Bathrooms	4
Year Built	2001
Property Type:	Residential
Property Sub Type:	Detached
Condo Type:	Not a Condo
Transaction Type:	For Sale
Suite:	No
Num Legal Suites:	0
Num Illegal Suites:	0
Home Style:	2 Storey
Total Living Area:	1,923.15 sq. ft.
HOA Fee Frequency:	Annually
Acreage:	No
Lot Area:	5,801 sq. ft.
Lot Frontage:	42'2¾"
Front Exposure:	West
Levels:	Two
Total Rooms Above Grade:	7
Year built:	2001 (Age: 25)
Bedrooms:	4 (Above Grd: 3)
Bedrooms Above Grade:	3
Bedrooms On Main:	0
Bedrooms Below Grade:	1
Bathrooms:	4.0 (Full:3, Half:1)

Num Ensuite Baths:	1
Plan:	0010828
Heating:	In Floor, ENERGY STAR Qualified Equipment, Forced Air, Zoned
Basement:	Full, Finished, Other, Walk Out
Foundation:	Poured Concrete
New Constr.:	No
Construction Material:	Stone, Stucco
Structure Type:	House
Roof:	Asphalt Shingle
Ensuite:	Yes
Flooring:	Carpet, Ceramic Tile, Hardwood
Cooling:	None
Fireplaces:	2
Fireplace Details:	Gas
Garage:	Yes
Garage Spaces:	2
Parking:	Double Garage Attached
Parking Places:	4
Parking Total/Covered:	4 / -
Laundry Features:	Laundry Room, Main Level
HOA Fee:	$325.00
City Quadrant:	Southwest
Community:	Discovery Ridge
Amenities:	Other, Playground
Appliances:	Dishwasher, Dryer, Microwave, Other, Range Hood, Refrigerator, Stove(s), Washer
Inclusions:	N/A

Restrictions:	None Known
Main Floor	Dining Room · 13'7" × 8'7" ·
Main Floor	Kitchen · 13'11" × 12'5" ·
Main Floor	Laundry · 8'11" × 6' ·
Main Floor	Living Room · 15'6" × 13'11" ·
Main Floor	Living Room · 18' × 10'10" ·
Main Floor	Mud Room · 12' × 4'5" ·
Upper Level	Bedroom · 11'6" × 11' ·
Upper Level	Bedroom · 12'6" × 10'1" ·
Upper Level	Bedroom - Primary · 16'11" × 15'8" ·
Basement	Other · 13'5" × 8'3" ·
Basement	Bedroom · 12'4" × 10'3" ·
Basement	Game Room · 27'8" × 15'11" ·
Basement	Furnace/Utility Room · 11'7" × 11'2" ·
Title to Land:	Fee Simple
Community Features:	Other, Park, Playground, Schools Nearby, Shopping Nearby, Street Lights, Walking/Bike Paths
Interior Features:	Beamed Ceilings, Breakfast Bar, Built-in Features, Closet Organizers, High Ceilings, Kitchen Island, Low Flow Plumbing Fixtures, Open Floorplan, Recessed Lighting, See Remarks, Separate Entrance, Stone Counters, Storage, Vaulted Ceiling(s), Walk-In Closet(s)
Exterior Features:	Balcony, Lighting, Other
Patio And Porch Features:	Balcony(s), Deck, Patio
Lot Features:	Back Yard, Backs on to Park/Green Space, Cul-De-Sac, Front Yard, Landscaped, Pie Shaped Lot, See Remarks, Treed
Num. of Parcels:	0
Fencing:	Fenced
Region:	Calgary

Zone:	CAL Zone W
Zoning:	R-G
Listed Date:	Oct 02, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/125-discovery-place-sw-calgary-a2349807/

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