16 Simcrest Point SW

Calgary | Active | MLS® A2339079

$1,049,900









Bedrooms	Bathrooms	Year Built	Living area
6	4	1999	2,071.68 sq. ft.

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by Century 21 Bamber Realty LTD.

A closer look

Nestled in the upscale community of Signal Hill, this glamorous home exudes curb appeal with its beautifully landscaped backyard and a large, light-draped pergola perfect for evening entertaining, all just moments from shopping, top schools, and public transit; the fully upgraded main floor dazzles with gleaming hardwood, fresh paint, a brand-new kitchen boasting stainless steel appliances and quartz countertops, and a spacious office, while upstairs new carpet leads to four generous bedrooms including a luxurious master suite with a fully upgraded five-piece ensuite featuring a double vanity and freestanding tub plus an additional four-piece bath and three good-sized bedrooms, and the finished basement continues the elegance with new carpet, an upgraded three-piece bath, a wet bar, and two extra bedrooms-an impeccable blend of sophistication and everyday functionality.

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2339079
Bedrooms	6
Bathrooms	4
Year Built	1999
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:	2,071.68 sq. ft.
Main Level Finished Area:	1,086.36 sq. ft.
Upper Level Finished Area:	985.32 sq. ft.
Below Grade Finished Area:	1,042.54 sq. ft.

Acreage:	No
Lot Area:	4,413 sq. ft.
Lot Frontage:	103'1"
Front Exposure:	South
Levels:	Two
Total Rooms Above Grade:	8
Year built:	1999 (Age: 27)
Bedrooms:	6 (Above Grd: 4)
Bedrooms Above Grade:	4
Bedrooms On Main:	0
Bedrooms Below Grade:	2
Bathrooms:	4.0 (Full:3, Half:1)
Num Ensuite Baths:	1
Plan:	9813257
Heating:	Forced Air
Basement:	Full, Finished, None
Foundation:	Poured Concrete
New Constr.:	No
Construction Material:	Brick, Stucco
Structure Type:	House
Roof:	Asphalt Shingle
Ensuite:	Yes
Flooring:	Carpet, Ceramic Tile, Hardwood
Cooling:	None
Fireplaces:	1
Fireplace Details:	Electric, Family Room

Garage:	Yes
Garage Spaces:	2
Parking:	Double Garage Attached
Parking Places:	4
Parking Total/Covered:	4 / -
Laundry Features:	In Basement
City Quadrant:	Southwest
Community:	Signal Hill
Appliances:	Dishwasher, Electric Stove, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer/Dryer
Inclusions:	N/A
Restrictions:	Utility Right Of Way
Main Floor	Family Room · 17'10" × 14'6" ·
Main Floor	Dining Room · 17'6" × 11'3" ·
Main Floor	Kitchen · 17'9" × 10' ·
Main Floor	Breakfast Nook · 12' × 6'6" ·
Main Floor	Office · 11'2" × 9'6" ·
Upper Level	Bedroom - Primary · 15'5" × 15' ·
Upper Level	Bedroom · 11'2" × 9'11" ·
Upper Level	Bedroom · 10'3" × 10' ·
Upper Level	Bedroom · 12'9" × 9'5" ·
Basement	Media Room · 17'9" × 15'3" ·
Basement	Bedroom · 12'3" × 7'8" ·
Basement	Bedroom · 11'6" × 9'3" ·
Title to Land:	Fee Simple
Community Features:	Park, Playground, Schools Nearby, Shopping Nearby, Street Lights

Interior Features:	Chandelier, Double Vanity, Kitchen Island, Pantry, Quartz Counters, Walk-In Closet(s), Wet Bar
Exterior Features:	Private Yard
Patio And Porch Features:	Patio, Pergola
Lot Features:	Back Yard, Few Trees, Garden, Gazebo, Rectangular Lot, Street Lighting
Num. of Parcels:	0
Fencing:	Fenced
Region:	Calgary
Zone:	CAL Zone W
Zoning:	R-CG
Listed Date:	Aug 21, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/16-simcrest-point-sw-calgary-a2339079/

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