66 Nolancliff Crescent NW

Calgary | Active | MLS® A2352291

$947,000









Bedrooms	Bathrooms	Year Built	Living area
4	**3**	**2014**	**2,660 sq. ft.**

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Listed by Real Broker

A closer look

NEW PRICE!!! Executive walk-out two-storey in Nolan Hill, excellent location with south facing lot backing onto green space. Built in 2014, this impressive 2,660 sq. ft. home features four bedrooms, 2.5 bathrooms, and an unfinished walk-out basement with excellent development potential. The bright, open-concept main floor is ideal for family living and entertaining, with hardwood flooring, large windows, and a spacious living room centred on a gas fireplace. The living, dining, and kitchen areas flow seamlessly, creating an inviting gathering space. The gourmet kitchen offers granite countertops, abundant cabinetry, a walk-in pantry, and a rare separate spice kitchen. Work from home in the convenient main floor office. Upstairs, a vaulted bonus room adds space to unwind. Four generous bedrooms include a primary retreat with room for a king-sized bed, a walk-in closet, and a spa-inspired ensuite with a corner jetted tub. The functional layout and spacious rooms also support multigenerational living. The rare south-facing lot enjoys abundant sunshine and a large backyard suited to outdoor activities, family gatherings, and summer entertaining. Outdoor features include a balcony, pergola, stone patio, irrigation system, and BBQ gas line. Additional highlights include central air conditioning, upgraded lighting, and built-in speakers throughout. Major exterior upgrades completed in 2025 include a new roof, siding, gutters, and eaves. Ideally located near parks, pathways, schools, shopping, everyday amenities, and major routes, this home offers executive-style living, sun-filled outdoor space, and a peaceful ravine-side setting in sought-after Nolan Hill.

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2352291
Bedrooms	4
Bathrooms	3
Year Built	2014
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:	2,660 sq. ft.
Main Level Finished Area:	1,128 sq. ft.
Upper Level Finished Area:	1,532 sq. ft.
Below Grade Finished Area:	1,073 sq. ft.
HOA Fee Frequency:	Annually
Acreage:	No
Lot Area:	4,908 sq. ft.
Lot Frontage:	36'
Front Exposure:	North
Levels:	Two
Total Rooms Above Grade:	10
Year built:	2014 (Age: 12)
Bedrooms:	4 (Above Grd: 4)
Bedrooms Above Grade:	4
Bedrooms On Main:	0
Bedrooms Below Grade:	0
Bathrooms:	3.0 (Full:2, Half:1)
Num Ensuite Baths:	1
Plan:	1313034
Heating:	Forced Air, Natural Gas
Basement:	Full, Unfinished, Walk Out
Foundation:	Poured Concrete
New Constr.:	No
Construction Material:	Stone, Vinyl Siding, Wood Frame
Structure Type:	House
Roof:	Asphalt Shingle

Ensuite:	Yes
Flooring:	Ceramic Tile, Hardwood, Marble
Cooling:	Central Air
Fireplaces:	1
Fireplace Details:	Gas
Garage:	Yes
Garage Spaces:	2
Parking:	Double Garage Attached, Garage Faces Front
Parking Places:	4
Parking Total/Covered:	4 / -
Laundry Features:	Laundry Room, Upper Level
HOA Fee:	$105.00
City Quadrant:	Northwest
Community:	Nolan Hill
Amenities:	None
Appliances:	Dishwasher, Dryer, Electric Cooktop, Garage Control(s), Gas Stove, Oven-Built-In, Range Hood, Refrigerator, Washer, Water Softener, Window Coverings
Inclusions:	Ceiling Fans
Restrictions:	None Known
Main Floor	Foyer · 6'7" × 5'5" ·
Main Floor	Kitchen · 13'8" × 12'5" ·
Main Floor	Pantry · 11'10" × 10'1" ·
Main Floor	Dining Room · 13'11" × 9' ·
Main Floor	Living Room · 16'11" × 12'7" ·
Main Floor	Mud Room · 9'4" × 3'4" ·
Main Floor	Office · 8'11" × 5'1" ·

Upper Level	Bonus Room · 14'6" × 14'2" ·
Upper Level	Laundry · 7'9" × 5'1" ·
Upper Level	Bedroom · 11'11" × 11'5" ·
Upper Level	Bedroom - Primary · 15'4" × 12'5" ·
Upper Level	Walk-In Closet · 12'1" × 6'1" ·
Upper Level	Bedroom · 14'9" × 10'3" ·
Upper Level	Walk-In Closet · 6'6" × 3'8" ·
Upper Level	Bedroom · 12'9" × 10'3" ·
Title to Land:	Fee Simple
Community Features:	Playground, Schools Nearby, Shopping Nearby, Sidewalks, Street Lights
Interior Features:	Breakfast Bar, Double Vanity, Jetted Tub, Kitchen Island, Pantry, Vaulted Ceiling(s), Walk-In Closet(s)
Exterior Features:	None
Patio And Porch Features:	Deck, Patio, Pergola
Lot Features:	Backs on to Park/Green Space, Landscaped
Num. of Parcels:	0
Fencing:	Fenced
Region:	Calgary
Zone:	CAL Zone N
Zoning:	R-1
Listed Date:	Oct 14, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/66-nolancliff-crescent-nw-calgary-a2352291/

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