7 Springbank View SW

Calgary | Active | MLS® A2353152

$1,150,000









Bedrooms	Bathrooms	Year Built	Living area
5	**4**	**1999**	**2,348.88 sq. ft.**

Your next move starts with a conversation.

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Listed by Real Estate Professionals Inc.

A closer look

MOUNTAIN VIEWS | | 5 BEDROOMS + 3.5 BATHS | FANTASTIC WALKOUT BASEMENT | CONVENIENT STAIR LIFT | QUIET CUL-DE-SAC

Welcome to this impeccably maintained, custom-upgraded executive family home in the highly coveted community of Springbank Hill. Situated on a sunny lot in a quiet cul-de-sac, this exceptional 2-storey walkout offers 3,500 sq ft of meticulously developed living space, combining timeless elegance with thoughtful accessibility and modern luxury.

Step through the grand vaulted foyer with rich hardwood floors leading to expansive formal living and dining spaces. The heart of the home is a stylish, south-facing kitchen featuring granite countertops, stainless steel appliances, an eating bar, walk-in pantry, and spacious nook for table and chairs, direct access to an expansive upper balcony with awning, gas jet for BBQ and water line - perfect for enjoying the outdoors and breathtaking mountain views. The adjoining family room, anchored by a cozy gas fireplace, provides a warm gathering space. A main-floor den/office, powder room, and a redesigned mudroom with custom bench seating and extra storage add exceptional functionality.

Thoughtful Accessibility: Navigating the home is effortless thanks to a discreet, high-quality custom stair lift connecting the main level to the upper bedrooms level.

Upstairs, discover four spacious bedrooms, including a luxurious primary retreat complete with a spa-inspired 5-piece en suite with bidet, and a walk-in closet with custom organizers. A fully updated 4-piece bath serves the additional three bedrooms.

Fantastic Walkout Basement: The fully finished lower walkout is built for entertaining and flexible living! It features a huge recreation room with extensive shelving and custom storage, an additional bedroom w built in Murphy bed (ideal for a home gym, hobby room, or guest suite), and a modern 3-piece bath also with bidet. Step directly outside to a covered -concrete patio and private low maintenance yard.

Extensive Improvements include: new garage door (2026), new 50 gallon hot water tank (2025), central air conditioning unit (2025), furnace replaced (2023), and an oversized laundry room with extensive built ins and laundry sink.

Located minutes from Griffith Woods, Westside Rec Centre, top private and public schools (Ernest Manning, Rundle College, Calgary Academy), Aspen Landing, and Stoney Trail for a quick escape to the Rocky Mountains!

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2353152
Bedrooms	5

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:	2,348.88 sq. ft.
Main Level Finished Area:	1,231 sq. ft.
Upper Level Finished Area:	1,117.88 sq. ft.
Below Grade Finished Area:	1,203 sq. ft.
Acreage:	No
Lot Area:	4,822 sq. ft.
Lot Frontage:	44'
Front Exposure:	North
Levels:	Two
Total Rooms Above Grade:	10
Year built:	1999 (Age: 27)
Bedrooms:	5 (Above Grd: 4)
Bedrooms Above Grade:	4
Bedrooms On Main:	0
Bedrooms Below Grade:	1
Bathrooms:	4.0 (Full:3, Half:1)

Num Ensuite Baths:	1
Plan:	9812853
Heating:	Forced Air, Natural Gas, See Remarks
Basement:	Full, Finished, Walk Out
Foundation:	Poured Concrete
New Constr.:	No
Construction Material:	Stucco
Structure Type:	House
Roof:	Pine Shake
Ensuite:	Yes
Flooring:	Ceramic Tile, Hardwood
Cooling:	Central Air
Fireplaces:	1
Fireplace Details:	Family Room, Gas
Garage:	Yes
Garage Spaces:	2
Parking:	Double Garage Attached
Parking Places:	4
Parking Total/Covered:	4 / -
Laundry Features:	In Basement
City Quadrant:	Southwest
Community:	Springbank Hill
Appliances:	Built-In Oven, Central Air Conditioner, Dishwasher, Electric Cooktop, Garage Control(s), Washer/Dryer, Window Coverings
Inclusions:	Stair lift included if desired.
Restrictions:	Utility Right Of Way

Main Floor	Entrance · 7' × 4' ·
Main Floor	Living Room · 13' × 10' ·
Main Floor	Dining Room · 14'10" × 10'1" ·
Main Floor	Office · 11' × 9' ·
Main Floor	Kitchen · 12'6" × 11'5" ·
Main Floor	Kitchenette · 9'5" × 9'3" ·
Main Floor	Family Room · 15'6" × 13'5" ·
Main Floor	Mud Room · 8'6" × 7'3" ·
2nd Floor	Bedroom - Primary · 15'6" × 15'2" ·
2nd Floor	Bedroom · 11'5" × 10'7" ·
2nd Floor	Bedroom · 12' × 10' ·
2nd Floor	Bedroom · 12'4" × 10'5" ·
Lower Level	Laundry · 19'1" × 7'4" ·
Lower Level	Bedroom · 11'1" × 8'8" ·
Lower Level	Game Room · 31'9" × 11'10" ·
Lower Level	Furnace/Utility Room · 12'9" × 7'10" ·
Title to Land:	Fee Simple
Community Features:	Park, Playground, Shopping Nearby, Street Lights, Walking/Bike Paths
Interior Features:	Closet Organizers, No Animal Home, No Smoking Home, Pantry, See Remarks, Walk-In Closet(s)
Exterior Features:	Awning(s)
Patio And Porch Features:	Awning(s), Deck
Lot Features:	Cul-De-Sac, Fruit Trees/Shrub(s), Garden, Landscaped, Low Maintenance Landscape, No Back Lane, Sloped Down
Accessibility Features:	Bathroom Grab Bars, Stair Lift
Num. of Parcels:	0
Fencing:	Fenced

Region:	Calgary
Zone:	CAL Zone W
Zoning:	R-1
Listed Date:	Oct 21, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/7-springbank-view-sw-calgary-a2353152/

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