78 Scimitar View NW

Calgary | Active | MLS® A2332779

$1,296,000









Bedrooms	Bathrooms	Year Built	Living area
5	**3**	**1996**	**2,682 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by MaxWell Capital Realty

A closer look

Panoramic Mountain & Valley views shot directly inside home | Walkout Basement leading to 4200 sq ft flat lawn | 17-Ft Vaulted Ceilings | Over 3900 Sq Ft Finished Living Space | Massive 8500 Sq Ft Lot | Enjoying an elevated setting in Scenic Acres, this impressive walkout home sits on a massive 8,500 sq ft lot and offers over 3,900 sq ft of developed living space. This architectural masterpiece showcases exquisite crown moulding and art-piece interior construction throughout. From all 3 expansive levels, immerse yourself in unobstructed south views of the Rocky Mountains & the lush riparian woodland along the Bow River-vistas shot directly from inside the home's primary living spaces. This coveted vantage point offers a 12-month natural oasis, where aspen groves transform through 4 seasons: deep summer greenery, golden fall brightness, and a creamy, milkshake-like white coat in winter. A grand foyer welcomes you with a spiral staircase, soaring 17-ft vaulted ceilings, and abundant natural light. The main level blends elegance with functionality, featuring formal living/dining spaces, an office/bedroom, and a renovated quartz kitchen with high-end appliances, updated cabinetry, and brand-new designer faucets and basins (updated in all washrooms). Elegant metal fencing frames the windows, adding a sophisticated touch. The kitchen opens seamlessly to the family room with a gas fireplace and access to the composite deck. Upstairs, the primary retreat features a bay window framing spectacular south views, a walk-in closet, and an ensuite with a soaker tub. An open loft and 2 bedrooms complete this level. The finished walkout basement adds a large recreation room, 4th bedroom, extensive storage, and a flex room. It steps directly out to a massive, 4,200 sq ft flat lawn area on this oversized lot. Includes dual furnaces and mature apple trees. Outdoor enthusiasts will love the proximity to the Bow River pathway, Bowmont, Bowness, and Baker Parks, with dog off-leash areas just minutes away. Everyday convenience is unmatched with Crowfoot shopping and the CTrain station nearby. Perched high above the valley, it offers seamless connectivity via Nose Hill Drive to Stoney Trail, launching your weekend getaways to Canmore and Banff-top-range, globally admired national parks-with ease. With a recent landmark record sale successfully closed just five doors away in early June, the strong premium valuation of this unique street is firmly established. As global newcomers continue to move to vibrant Alberta, this expansive estate property presents a premier blueprint to own and customize a magnificent home with unmatched long-term investment value-with future footage extension potential beautifully demonstrated by the neighbour's striking 2025 expansion. Listing price reflects an exceptional market opportunity for a trophy location-uncompromised quality, unparalleled view.

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2332779
Bedrooms	5
Bathrooms	3
Year Built	1996
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:	2,682 sq. ft.
Main Level Finished Area:	1,377 sq. ft.
Below Grade Finished Area:	1,315 sq. ft.
Acreage:	No
Lot Area:	8,578 sq. ft.
Lot Frontage:	53'9"
Front Exposure:	North
Unit Exposure:	South
Levels:	Two
Total Rooms Above Grade:	9
Year built:	1996 (Age: 30)
Bedrooms:	5 (Above Grd: 4)
Bedrooms Above Grade:	4
Bedrooms On Main:	1
Bedrooms Below Grade:	1
Bathrooms:	3.0 (Full:2, Half:1)
Num Ensuite Baths:	1
Plan:	9512221
Heating:	Forced Air

Basement:	Full, Finished, Walk Out
Foundation:	Poured Concrete
New Constr.:	No
Construction Material:	Stucco, Wood Frame
Structure Type:	House
Roof:	Asphalt Shingle
Ensuite:	Yes
Flooring:	Carpet, Ceramic Tile, Vinyl Plank
Cooling:	None
Fireplaces:	1
Fireplace Details:	Electric
Garage:	Yes
Garage Spaces:	2
Parking:	Double Garage Attached
Parking Places:	2
Parking Total/Covered:	2 / -
Laundry Features:	In Basement
City Quadrant:	Northwest
Community:	Scenic Acres
Appliances:	Dishwasher, Electric Range, Microwave, Range Hood, Refrigerator
Inclusions:	none
Restrictions:	Easement Registered On Title, Restrictive Covenant, Utility Right Of Way
Main Floor	Living Room · 18'1" × 12'1" ·
Main Floor	Dining Room · 14'11" × 9'11" ·
Main Floor	Kitchen · 18'2" × 17'6" ·
Main Floor	Family Room · 14'7" × 14' ·

Main Floor	Bedroom · 13'9" × 8'10" ·
2nd Floor	Bedroom · 14'1" × 10'3" ·
2nd Floor	Bedroom · 15'5" × 10'4" ·
2nd Floor	Bedroom - Primary · 17' × 14'10" ·
2nd Floor	Walk-In Closet · 11'10" × 8'2" ·
2nd Floor	Loft · 11'5" × 9'8" ·
Basement	Game Room · 27'6" × 17'5" ·
Basement	Bedroom · 13'9" × 12'1" ·
Basement	Furnace/Utility Room · 20'11" × 14'3" ·
Title to Land:	Fee Simple
Community Features:	Park, Playground, Schools Nearby, Shopping Nearby, Sidewalks, Walking/Bike Paths
Interior Features:	Bookcases, Breakfast Bar, Closet Organizers, French Door, High Ceilings, Jetted Tub, Pantry, Quartz Counters, Walk-In Closet(s)
Exterior Features:	None
Patio And Porch Features:	Deck, Patio
Lot Features:	Back Yard, Fruit Trees/Shrub(s), Landscaped, Level, No Neighbours Behind, Rectangular Lot, Views
Num. of Parcels:	0
Fencing:	Partial
Region:	Calgary
Zone:	CAL Zone NW
Zoning:	R-CG
Listed Date:	Jul 28, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/78-scimitar-view-nw-calgary-a2332779/

Tiwana Team | 403-830-5152 | tiwana@maltiwana.ca

Data was last updated November 23, 2026 at 10:05 AM (UTC)

powered by myRealPage.com

Data is supplied by Pillar 9™ MLS® System. Pillar 9™ is the owner of the copyright in its MLS®System. Data is deemed reliable but is not guaranteed accurate by Pillar 9™.

The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.

Prepared November 23, 2026. Listing details and availability may change. This brochure is not a contract. Contact the Tiwana Team for current information.