9956 Patton Road SW

Calgary | Active | MLS® A2346775

$1,299,900









Bedrooms	Bathrooms	Year Built	Living area
5	**4**	**1985**	**2,397.58 sq. ft.**

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Listed by RE/MAX First

A closer look

Welcome to Pump Hill-where you'll quickly forget you're in the city! Tucked away on a quiet, peaceful street, this beautifully maintained home offers that increasingly rare combination of space, privacy and an exceptional setting. Step inside to a sweeping staircase, vaulted ceilings, skylights and an abundance of natural light. With 5 bedrooms + den and 4 bathrooms, there's room for everyone…and then some! The main floor is designed for casual everyday living and/or entertaining, with rich hardwood floors, a gracious living room, a formal dining area and a central family room with a cozy gas fireplace. A convenient office/den and a useful mudroom/laundry room add function to exactly where you need it. The kitchen? This is where everyone will gather, of course! Custom cherry cabinetry, granite countertops, high-end appliances, a generous eating bar and a wine fridge make this space as functional as it is inviting. Upstairs, the primary suite is a true retreat, with a large walk-in closet, a beautiful 5-piece ensuite with a deep soaker tub and glass shower, plus a private balcony overlooking the gorgeous backyard! Morning coffee or a glass of wine under the stars? Your choice. A bright loft with skylights adds another flexible space for a home office, reading area or simply a place to hang out. The finished lower level offers a large rec room, 4th and 5th bedrooms (with a non-egress window), a full bathroom and a work/hobby room. Two separate garage-to-house entrances provide added flexibility for teenagers or a nanny. Now, come out back-because this is where the property really shines! The beautifully landscaped backyard is exceptionally private and peaceful…a true escape for gardening, entertaining, family time, or simply doing absolutely nothing. Add a triple garage, RV/additional parking and in-ground sprinklers, and you've checked off your whole wish list! All of these are just minutes from Glenmore Landing, the JCC, Heritage Park, Rockyview Hospital, Glenmore Reservoir, an extensive network of walking and cycling pathways, shopping, numerous schools, and transit. This is one of those homes where the setting is every bit as special as the house itself. Come experience it in person-and be sure to watch the video tour! I think you'll understand exactly what makes this one so special. What more could you dream of?

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2346775
Bedrooms	5
Bathrooms	4
Year Built	1985
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:	2,397.58 sq. ft.
Main Level Finished Area:	1,316.1 sq. ft.
Upper Level Finished Area:	1,081.48 sq. ft.
Below Grade Finished Area:	659.41 sq. ft.
Acreage:	No
Lot Area:	10,215 sq. ft.
Lot Frontage:	81'4"
Front Exposure:	East
Unit Exposure:	East
Floor Location:	Ground
Levels:	Two
End Unit:	No Common Walls
Total Rooms Above Grade:	9
Year built:	1985 (Age: 41)
Bedrooms:	5 (Above Grd: 3)
Bedrooms Above Grade:	3
Bedrooms On Main:	0
Bedrooms Below Grade:	2
Bathrooms:	4.0 (Full:4, Half:0)
Num Ensuite Baths:	1
Plan:	8210069
Heating:	Forced Air, Natural Gas, See Remarks

Basement:	Full, Finished, Other
Foundation:	Poured Concrete
New Constr.:	No
Construction Material:	Brick, Stucco, Wood Frame
Structure Type:	House
Roof:	Asphalt Shingle
Ensuite:	Yes
Flooring:	Carpet, Ceramic Tile, Hardwood
Cooling:	None
Fireplaces:	2
Fireplace Details:	Basement, Brick Facing, Family Room, Gas, Insert, Wood Burning
Garage:	Yes
Garage Spaces:	3
Parking:	Concrete Driveway, Driveway, Garage Door Opener, Garage Faces Front, Paved, RV Access/Parking, Triple Garage Attached
Parking Covered:	1
Parking Places:	6
Parking Total/Covered:	6 / 1
Laundry Features:	Laundry Room, Main Level
City Quadrant:	Southwest
Community:	Pump Hill
Appliances:	Dishwasher, Dryer, Electric Cooktop, Freezer, Garage Control(s), Garburator, Humidifier, Microwave, Oven-Built-In, Refrigerator, See Remarks, Washer, Window Coverings, Wine Refrigerator
Inclusions:	Alarm system (no monitoring), two (2) central vacuum systems (one in the main house and one in the garage) and attachments, built-in speakers in family room, 2 grey pegboards in garage, Ikea wall unit in basement.
Restrictions:	None Known

Main Floor	Kitchen With Eating Area · 17'7" × 13' ·
Main Floor	Family Room · 18'8" × 14'8" ·
Main Floor	Living Room · 14'11" × 11'5" ·
Main Floor	Dining Room · 13'10" × 10'11" ·
Main Floor	Office · 12'5" × 10'1" ·
Main Floor	Laundry · 11'11" × 9'11" ·
Upper Level	Bedroom - Primary · 20'1" × 18'1" ·
Upper Level	Bedroom · 12' × 10'10" ·
Upper Level	Bedroom · 11'7" × 11'1" ·
Upper Level	Loft · 14'5" × 9'6" ·
Lower Level	Game Room · 26' × 14'1" ·
Lower Level	Den · 10'11" × 6'4" ·
Lower Level	Bedroom · 13'11" × 10'5" ·
Lower Level	Bedroom · 12'9" × 12'2" ·
Lower Level	Workshop · 12'7" × 11'11" ·
Lower Level	Furnace/Utility Room · 8'3" × 7'8" ·
Title to Land:	Fee Simple
Community Features:	Park, Playground, Schools Nearby, Shopping Nearby, Street Lights
Interior Features:	Bookcases, Ceiling Fan(s), Central Vacuum, French Door, High Ceilings, Jetted Tub, No Smoking Home, Recessed Lighting, See Remarks, Separate Entrance, Skylight(s), Soaking Tub, Storage, Vaulted Ceiling(s), Walk-In Closet(s)
Exterior Features:	Private Yard
Patio And Porch Features:	Deck
Lot Features:	Back Yard, Cul-De-Sac, Landscaped, Rectangular Lot, Treed, Underground Sprinklers
Num. of Parcels:	0
Outbuildings:	Shed

Fencing:	Partial
Region:	Calgary
Zone:	CAL Zone S
Zoning:	R-C1
Listed Date:	Sep 19, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/9956-patton-road-sw-calgary-a2346775/

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