

# \$718,000 - 83 Spring Willow Close Sw, Calgary

MLS® #A2199758

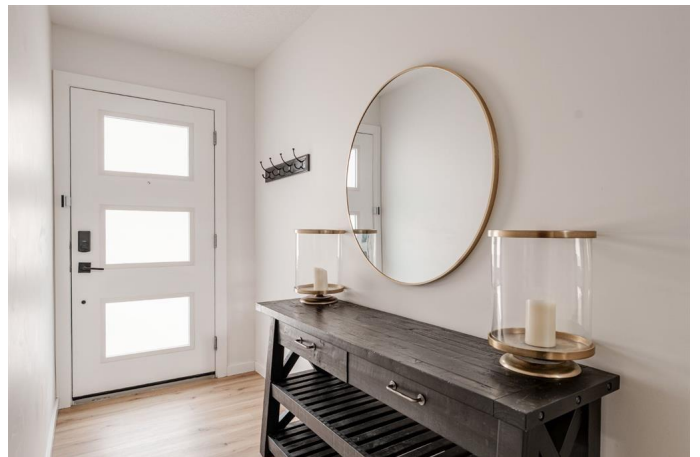
**\$718,000**

4 Bedroom, 3.00 Bathroom, 1,721 sqft

Residential on 0.00 Acres

Springbank Hill, Calgary, Alberta

QUIET, WARM, BRIGHT, INVITING this is a space you will long for at the end of your busy day. This end unit townhome with an abundance of windows and a south/southwest exposure offers 1721 sq ft of living space over three levels, is just two years young and.... SHOWS LIKE NEW! The highlights are endlessâ€¦ 9â€™™ ceilings on the main, a designer lighting package, quartz counters throughout, automated blinds on the main, Central A/C, a 100 sq ft composite deck off the main, an aggregate patio at the entrance, an oversized garage for additional storage, a parking pad for your guests â€” FANTASTIC! The Wildflower, a Homes by Avi development at Spring Willow â€” WONDERFUL! This is a growing community, in an ideal location on Calgaryâ€™™s Westside, a short walk to Aspen Landing, great schools, both private & public, access west to the mountains and multiple routes to downtown, it all feels so close. On arrival you will love the lower level developmentâ€¦ a Guest bedroom/Den/Home office/Fitness spaceâ€¦ make it what you want to suit your needs. Leading to the main level you will find a broad, open spaceâ€¦ BATHED IN THE WARMTH OF THE SUN. This being an end unit with an abundance of windows offering a south/southwest exposure it glows â€” INVITING! The living room easily accommodates a large sectional, the kitchen features a waterfall quartz island/breakfast bar, with gorgeous pendants above and all of this open to your dining space, leading to the



composite balcony/deck. Upstairs, the primary suite enjoys the same WARM & BRIGHT southwest exposure, a full en suite and walk-in closet. There are two additional beds up, a full bath and laundry. This home has been maintained like new and is available for a quick possession, should you choose.

Built in 2021

### Essential Information

MLS® #	A2199758
Price	\$718,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,721
Acres	0.00
Year Built	2021
Type	Residential
Sub-Type	Row/Townhouse
Style	3 Storey
Status	Active

### Community Information

Address	83 Spring Willow Close Sw
Subdivision	Springbank Hill
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H 6E8

### Amenities

Amenities	Other
Parking Spaces	2
Parking	Insulated, Oversized, Parking Pad, Single Garage Attached
# of Garages	1

### Interior

Interior Features	Breakfast Bar, Kitchen Island, No Smoking Home, Quartz Counters, Walk-In Closet(s)
Appliances	Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Garage Control(s), Garburator, Microwave, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
Basement	None

## Exterior

Exterior Features	Balcony, Courtyard
Lot Description	Back Lane, Backs on to Park/Green Space
Roof	Asphalt Shingle
Construction	Brick, Composite Siding, Vinyl Siding
Foundation	Poured Concrete

## Additional Information

Date Listed	March 5th, 2025
Days on Market	46
Zoning	R-2M

## Listing Details

Listing Office	RE/MAX First
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