

# \$1,299,000 - 114 Sierra Vista Close Sw, Calgary

MLS® #A2218786

**\$1,299,000**

5 Bedroom, 4.00 Bathroom, 2,344 sqft

Residential on 0.14 Acres

Signal Hill, Calgary, Alberta

A RARE opportunity to live in one of the most sought after locations in Signal Hill! Nestled on a quiet street overlooking park + 20 km's of walking paths outside your back gate with exceptional privacy. A stunning Executive residence featuring an extensive list of renovations + 5 bedrooms, walkout basement & 3350 SF of refined living space. The timeless floor plan features serene living room/lounge + a grand formal dining room with views of the trees and park. Spectacular gourmet kitchen with WOLF gas stove, prof series hood fan, SUB-ZERO fridge/freezer, steam oven, wall oven, wine fridge, ceiling height walnut cabinetry, incredible storage and prep space with large island, appliance garages, stone + quartz counters, beverage cabinet, 2 sinks and glorious views. Kitchen opens to spacious family room and dining nook w/built-in seating and access to deck. A lovely, bespoke 2-piece bath, main floor laundry, recessed lighting + site finished hardwood flooring. Upper level features a spacious primary bedroom w/walk-in closet and 4-piece ensuite (soaking tub & separate shower). Three more spacious bedrooms including one with a cheater 4-piece ensuite (separate tub and shower). Fully developed walkout offers a fantastic recreational room, 5th bedroom with fireplace, flex room (gym/home office), 4-piece bath, cork flooring and access to private yard (Laundry hook up's + plumbed for wet bar). Fabulous deck with stairs to private backyard. The family will thrive



living here! Central A/C, Pella windows, new garage door, newer furnace, newer blinds, updated lighting, new fence + in ceiling speakers. Walk out the back gate to Battalion Elementary school and shops of WestHills Towne Centre. Easy access to Rundle College, Ambrose University, Webber Academy, Ernest Manning, 12 minutes to Downtown, 5 minutes to Stoney Trail & quick access to mountains. So MUCH to love!

Built in 1992

### **Essential Information**

MLS® #	A2218786
Price	\$1,299,000
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,344
Acres	0.14
Year Built	1992
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### **Community Information**

Address	114 Sierra Vista Close Sw
Subdivision	Signal Hill
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H 3B8

### **Amenities**

Parking Spaces	4
Parking	Double Garage Attached

# of Garages 2

## Interior

Interior Features Granite Counters, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, Recessed Lighting, Soaking Tub, Storage, Walk-In Closet(s)

Appliances Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Gas Cooktop, Range Hood, Refrigerator, Washer, Window Coverings, Wine Refrigerator, Oven-Built-In, Water Purifier

Heating Forced Air

Cooling Central Air

Fireplace Yes

# of Fireplaces 1

Fireplaces Gas

Has Basement Yes

Basement Finished, Full, Walk-Out

## Exterior

Exterior Features Balcony, BBQ gas line, Private Yard

Lot Description Back Yard, Backs on to Park/Green Space, Front Yard, Fruit Trees/Shrub(s), Greenbelt, Landscaped, Lawn, No Neighbours Behind, Private, Rectangular Lot

Roof Asphalt Shingle

Construction Stucco, Wood Frame

Foundation Poured Concrete

## Additional Information

Date Listed May 8th, 2025

Days on Market 12

Zoning R-CG

## Listing Details

Listing Office RE/MAX Realty Professionals

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