

# \$1,599,999 - 94 Wentworth Hill Sw, Calgary

MLS® #A2223162

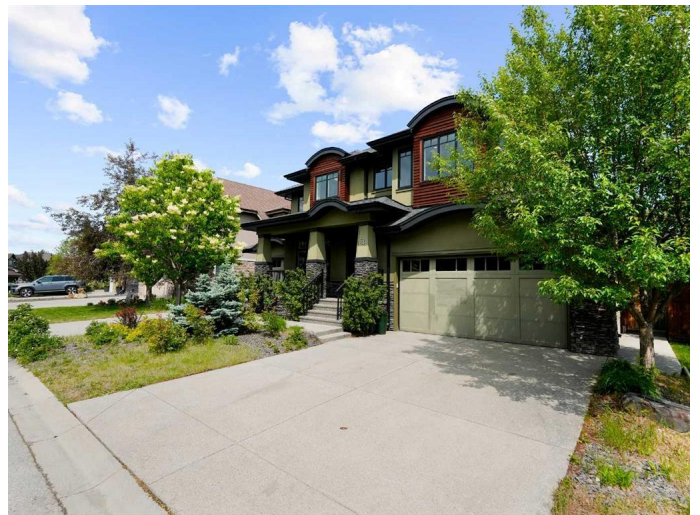
**\$1,599,999**

4 Bedroom, 6.00 Bathroom, 3,029 sqft

Residential on 0.15 Acres

West Springs, Calgary, Alberta

Premiere Video Tour available. Welcome to luxury living in one of Calgary's most coveted communities—West Springs. This beautifully designed, fully finished family estate blends modern sophistication with practical elegance, offering an exceptional lifestyle on a spacious, meticulously landscaped lot. From the moment you arrive, the fantastic curb appeal and rare 3-car garage set the tone for what awaits inside. With 9-foot ceilings on all levels, this home feels bright, open, and expansive. Upstairs Retreats: Every bedroom on the upper level features walk-in closets and private ensuites, ensuring comfort and privacy for the whole family. The primary suite is a true sanctuary, complete with luxurious air jet tub, Invigorating steam shower, Heated tile floors for year-round comfort, A cozy bonus room with its own fireplace and built-in cabinetry creates the perfect space to unwind. Main Floor Elegance: The main floor combines style and function, featuring: A contemporary fireplace set within an urban-inspired custom wall unit. A private home office enclosed with elegant French sliding doors. A chef-inspired kitchen, featuring granite countertops, two full-sized sinks, and ample workspace for culinary enthusiasts. Entertainer's Basement: The fully developed basement is designed to impress, offering: Stairs connect to the garage for a separate entrance. A media room, Wet bar, Home gym, Fourth bedroom with heated flooring, and an In-floor heated bathroom. Outdoor Oasis: Step outside



through 9-foot sliding doors into a beautifully landscaped backyard paradise, complete with: A two-tiered maintenance-free deck. Two patio sitting areasâ€”perfect for summer entertaining. Additional features include: Air conditioning, Two garage heaters, Built-in speaker system throughout, Solid core doors throughout, With contemporary finishes, Sprinkler system, Kinetico water Filtration System, and a family-focused layout. Located in a family-focused neighborhood with top-rated private and public schools and all the amenities your family needs, this home checks every box. Donâ€™t miss your opportunity to view this exceptional propertyâ€”contact us today for a private showing. Homes like this donâ€™t stay on the market for long!

Built in 2010

### Essential Information

MLS® #	A2223162
Price	\$1,599,999
Bedrooms	4
Bathrooms	6.00
Full Baths	4
Half Baths	2
Square Footage	3,029
Acres	0.15
Year Built	2010
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	94 Wentworth Hill Sw
Subdivision	West Springs
City	Calgary
County	Calgary

Province	Alberta
Postal Code	T3H 0G9

### Amenities

Parking Spaces	6
Parking	Heated Garage, Triple Garage Attached, Multiple Driveways, See Remarks
# of Garages	3

### Interior

Interior Features	High Ceilings, Kitchen Island, Open Floorplan, See Remarks
Appliances	Built-In Oven, Dishwasher, Dryer, Microwave, Refrigerator, Washer, Window Coverings, Gas Stove, Water Distiller
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Lighting, Private Yard
Lot Description	Back Yard, Landscaped, See Remarks, Street Lighting
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	June 26th, 2025
Days on Market	9
Zoning	R-G

### Listing Details

Listing Office	CIR Realty
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