# \$1,690,000 - 79 Discovery Ridge Park Sw, Calgary

MLS® #A2226960

# \$1,690,000

6 Bedroom, 3.00 Bathroom, 2,005 sqft Residential on 0.18 Acres

Discovery Ridge, Calgary, Alberta

Welcome to Discovery Ridge, where this executive bungalow with a fully finished walkout basement offers a rare opportunity to own a 6-bedroom home with over 3,500 sq.ft. of luxurious living space, including a spacious 2,000 sq.ft. main floor. Nestled against green space with stunning mountain views, this home is designed for both comfort and elegance. The open floor plan features floor-to-ceiling windows in the living room, showcasing a vaulted ceiling and a cozy fireplace, perfect for relaxing evenings. The gourmet kitchen is a chef's dream, equipped with high-end granite countertops, a gas oven, upgraded full-height cabinets, and a custom range hood. New Luxury vinyl plank flooring flows throughout the home, including the basement, which also boasts a large recreation room with a wet bar, three additional bedrooms, and a 4-piece bathroom on in-floor heating. Oversized garage has a new garage door opener and fresh paint inside along with the garage door. The west-facing backyard is a sun lover's paradise, featuring a full-size deck with durable dura-decking, ideal for soaking in the views and sunshine. Recent renovations have brought fresh life to this beautiful home, including new flooring, light fixtures, granite countertops, blinds, dishwasher, gas oven, garbage compactor, faucets, sump pump, garage door opener, door handles, toilets, hot water tank and fresh paint throughout the entire house, entrance door, deck steps, and more. Well, it's over







\$120,000 worth of renovation! Located close to Griffith Woods, West Hills shopping, and a host of other amenities, this home truly is the perfect place to call your next home. Please click the Virtual Tours for more detail!

## Built in 2003

### **Essential Information**

MLS® # A2226960 Price \$1,690,000

Bedrooms 6
Bathrooms 3.00
Full Baths 3

Square Footage 2,005 Acres 0.18 Year Built 2003

Type Residential
Sub-Type Detached
Style Bungalow
Status Active

# **Community Information**

Address 79 Discovery Ridge Park Sw

Subdivision Discovery Ridge

City Calgary
County Calgary
Province Alberta
Postal Code T3H 5G4

## **Amenities**

Amenities Park

Utilities Electricity Connected, Natural Gas Connected, Sewer Connected, Water

Connected

Parking Spaces 4

Parking Aggregate, Double Garage Attached, Front Drive, Garage Door Opener,

Garage Faces Side, Insulated, Oversized

# of Garages 2

#### Interior

Interior Features Breakfast Bar, Ceiling Fan(s), Central Vacuum, Chandelier, Closet

Organizers, Granite Counters, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Sump Pump(s), Vaulted

Ceiling(s), Vinyl Windows, Walk-In Closet(s), Wet Bar

Appliances Bar Fridge, Central Air Conditioner, Dishwasher, Garage Control(s),

Range Hood, Refrigerator, Washer, Water Softener, Window Coverings,

Gas Oven, Trash Compactor

Heating In Floor, Fireplace(s), Forced Air, Natural Gas

Cooling Central Air

Fireplace Yes # of Fireplaces 1

Fireplaces Gas, Insert, Living Room, Mantle, Tile

Has Basement Yes

Basement Finished, Full, Walk-Out

### **Exterior**

Exterior Features BBQ gas line, Private Yard, Barbecue

Lot Description Back Yard, Backs on to Park/Green Space, Front Yard, Fruit

Trees/Shrub(s), Landscaped, Lawn, No Neighbours Behind, Street

Lighting, Underground Sprinklers, Views

Roof Asphalt Shingle

Construction Brick, Stucco, Wood Frame

Foundation Poured Concrete

#### Additional Information

Date Listed June 2nd, 2025

Days on Market 64
Zoning R-G
HOA Fees 350
HOA Fees Freq. ANN

# **Listing Details**

Listing Office CIR Realty

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