

# \$599,000 - 105, 2231 81 Street Sw, Calgary

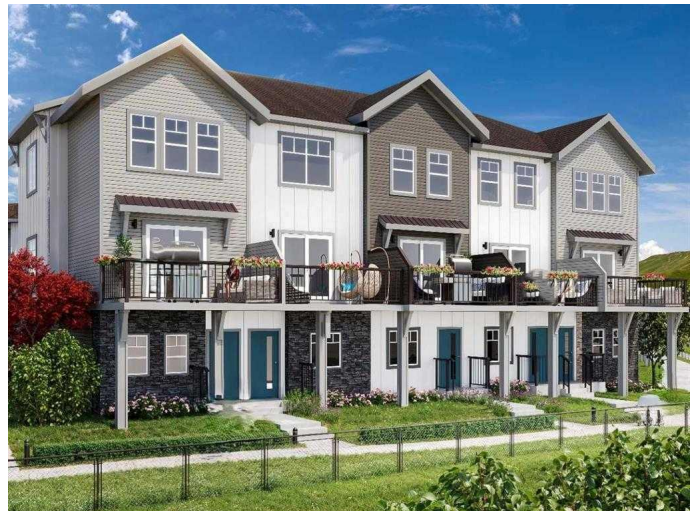
MLS® #A2245970

**\$599,000**

2 Bedroom, 3.00 Bathroom, 1,400 sqft  
Residential on 0.02 Acres

Springbank Hill, Calgary, Alberta

Immediate Possession Available! Move right in! Discover a life of elegance and convenience in this stunning three-story townhome located in the heart of Springbank Hill's newest community. Built by the reputable Slokker Homes, this exquisite property offers a blend of modern luxury and functional design. The main level welcomes you with a bright, open-concept floor plan that seamlessly connects the living and dining areas, perfect for entertaining. The gourmet kitchen is a true highlight, boasting sleek quartz countertops, a breakfast bar, and high-end stainless steel appliances. This main floor features soaring knockdown ceilings, vinyl plank flooring, two tone cabinetry with soft close drawers, SS appliances and much more. Upstairs, you'll find the conveniently located laundry, two generous bedrooms, each with its own full bathroom, creating a private and peaceful retreat. The home's three-story layout, featuring 2.5 baths, provides an abundance of living space and thoughtful details throughout. This property comes with an attached garage and an additional driveway space for secure parking and storage. The prime Aspen Springs location is unbeatable, offering easy access to some of Calgary's most esteemed schools, including Rundle College and Webber Academy. Enjoy a lifestyle of convenience with premier shopping and dining at Aspen Landing and West 85th just moments away. This home is the perfect blend of style, comfort, and location.



Built in 2025

**Essential Information**

MLS® #	A2245970
Price	\$599,000
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,400
Acres	0.02
Year Built	2025
Type	Residential
Sub-Type	Row/Townhouse
Style	3 Storey
Status	Active

**Community Information**

Address	105, 2231 81 Street Sw
Subdivision	Springbank Hill
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H 6M4

**Amenities**

Amenities	Trash, Visitor Parking, Garbage Chute
Parking Spaces	2
Parking	Single Garage Attached
# of Garages	1

**Interior**

Interior Features	Closet Organizers, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, Storage, Vinyl Windows
Appliances	Dishwasher, Dryer, Garage Control(s), Humidifier, Microwave Hood Fan, Range Hood, Refrigerator, Washer, Electric Oven
Heating	Forced Air, Natural Gas
Cooling	None

Basement	None
<b>Exterior</b>	
Exterior Features	Balcony
Lot Description	Landscaped, Lawn, Level, Low Maintenance Landscape, Rectangular Lot
Roof	Asphalt Shingle
Construction	Composite Siding, Wood Frame
Foundation	Slab

**Additional Information**

Date Listed	August 1st, 2025
Days on Market	3
Zoning	R-Mid
HOA Fees	150
HOA Fees Freq.	ANN

**Listing Details**

Listing Office	Royal LePage Benchmark
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