

# **\$750,000 - 81 Silverado Creek Crescent Sw, Calgary**

MLS® #A2210577

**\$750,000**

4 Bedroom, 4.00 Bathroom, 1,957 sqft

Residential on 0.10 Acres

Silverado, Calgary, Alberta

Welcome to this outstanding SOUTH FACING 4-bedroom, 3.5-bath family home situated in the sought-after

Silverado Community! \*MOVE IN READY\* NEW PAINT THROUGHOUT\* LARGE BONUS

ROOM\* FULLY DEVELOPED BASEMENT\* SIDING & ROOF SHINGLES Replaced in 2021 \* AIR CONDITIONING\* BACKING ONTO A GREEN SPACE.

Spanning over 2,700 sq-ft across three levels, this gorgeous family home offers a warm and welcoming atmosphere.

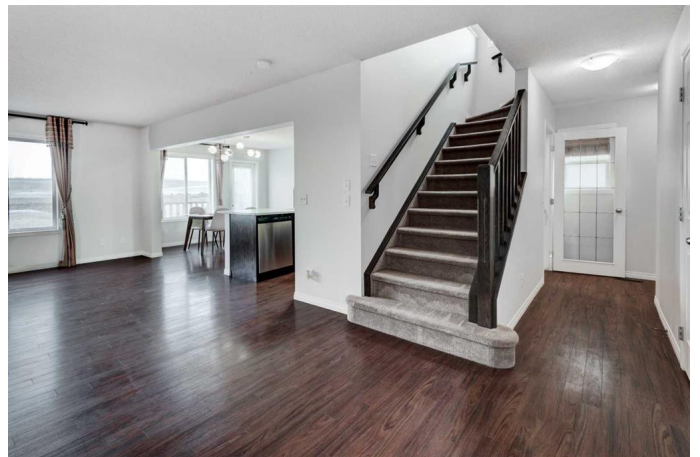
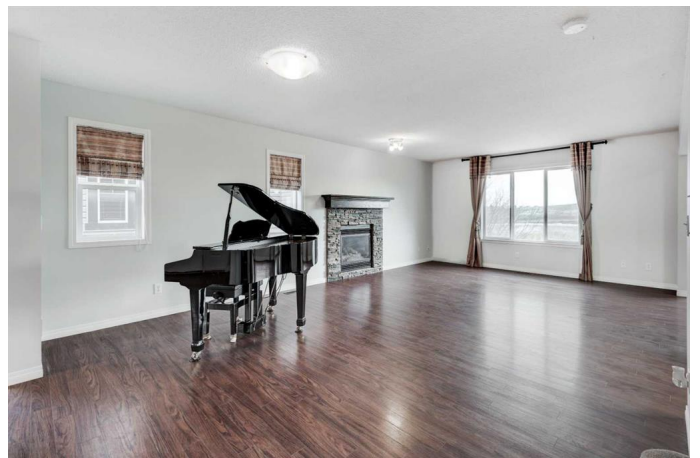
The main level with laminated-wood flooring showcases an open-concept layout, connecting the living room with large windows for all that natural light, to the dining room space (the perfect space to host family and friends), which leads to the beautiful backyard for seamless indoor and outdoor living.

The kitchen features stainless steel appliances (dishwasher, stove and washer are only a few months new), center island with quartz countertops, espresso-darker stained wood

cabinets with tile backsplash, and the walk-in pantry rounds out the kitchen. The 2-piece bath completes the main floor.

Heading to the upper level, you will discover a large bonus room, and 3 bedrooms. The primary

bedroom features a walk-in closet, a soaker tub, dual vanities and separate



shower. The upper level also offers two other good-sized bedrooms, one with walk-in closet, along with a 4-piece full bath and a convenient laundry room. The fully finished basement features a rec room/theater room with a 4-piece full bath, including the heated floor tiles & jetted tub, and an additional bedroom with walk-in closet. The fully landscaped backyard includes mature trees, a deck, and professionally designed stone patio space for the family to gather and outdoor enjoyment. Equipped with central air conditioning and a double front attached garage, this home also backs onto a green space offering both comfort and convenience. The community of Silverado has many greenspaces, walking paths and playgrounds; with excellent commuter access to 22X highway, Deerfoot and Stoney Trail and minutes away from all amenities including shopping center, restaurants, schools, South Health Campus Hospital, library, YMCA. MUST SEE!

Built in 2006

### **Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | A2210577    |
| Price          | \$750,000   |
| Bedrooms       | 4           |
| Bathrooms      | 4.00        |
| Full Baths     | 3           |
| Half Baths     | 1           |
| Square Footage | 1,957       |
| Acres          | 0.10        |
| Year Built     | 2006        |
| Type           | Residential |
| Sub-Type       | Detached    |

|        |          |
|--------|----------|
| Style  | 2 Storey |
| Status | Active   |

### Community Information

|             |                                |
|-------------|--------------------------------|
| Address     | 81 Silverado Creek Crescent Sw |
| Subdivision | Silverado                      |
| City        | Calgary                        |
| County      | Calgary                        |
| Province    | Alberta                        |
| Postal Code | T2X 0C6                        |

### Amenities

|                |   |
|----------------|---|
| Amenities      | None  |
| Parking Spaces | 4   |
| Parking        | Double Garage Attached, Garage Door Opener, Front Drive |
| # of Garages   | 2   |

### Interior

|                   |   |
|-------------------|---|
| Interior Features | Double Vanity, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Soaking Tub, Walk-In Closet(s) |
| Appliances        | Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer, Window Coverings     |
| Heating           | Forced Air, Natural Gas   |
| Cooling           | Central Air   |
| Fireplace         | Yes   |
| # of Fireplaces   | 1   |
| Fireplaces        | Gas, Living Room, Mantle, Tile  |
| Has Basement      | Yes   |
| Basement          | Finished, Full  |

### Exterior

|                   |  |
|-------------------|--|
| Exterior Features | Lighting, Private Entrance, Private Yard   |
| Lot Description   | Back Yard, Front Yard, Garden, Landscaped, Lawn, Private, Rectangular Lot, Street Lighting |
| Roof              | Asphalt Shingle  |
| Construction      | Stone, Vinyl Siding, Wood Frame  |
| Foundation        | Poured Concrete  |

### Additional Information

|             |                  |
|-------------|------------------|
| Date Listed | April 19th, 2025 |
|-------------|------------------|

|                |     |
|----------------|-----|
| Days on Market | 10  |
| Zoning         | R-G |
| HOA Fees       | 210 |
| HOA Fees Freq. | ANN |

### **Listing Details**

|                |                             |
|----------------|-----------------------------|
| Listing Office | RE/MAX Realty Professionals |
|----------------|-----------------------------|

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