

# \$829,999 - 7 Spring View Sw, Calgary

MLS® #A2242735

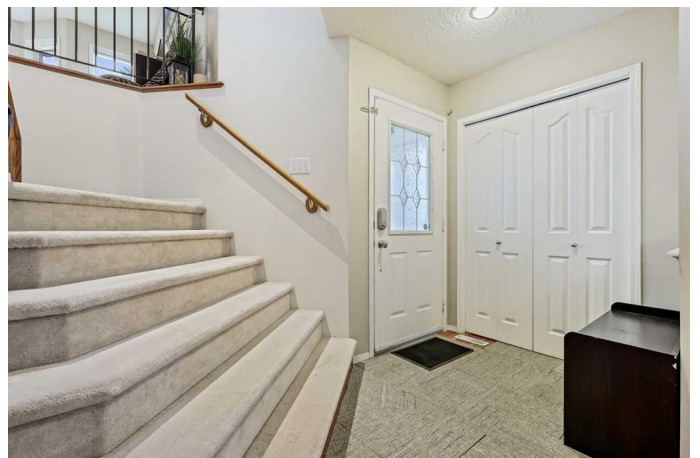
**\$829,999**

4 Bedroom, 4.00 Bathroom, 1,959 sqft

Residential on 0.11 Acres

Springbank Hill, Calgary, Alberta

Welcome to 7 Spring View SW – the perfect family home nestled on a quiet street in sought-after Springbank Hill. Just steps from a neighborhood park, this spacious 4-bedroom, 4-bathroom home offers nearly 2,000 sq. ft. above grade, plus a bright, fully finished basement designed with both comfort and functionality in mind. The main floor features gleaming hardwood floors, a large living room with a cozy gas fireplace, and a bright, open-concept kitchen equipped with granite countertops, stainless steel appliances, a corner pantry, and direct access to the sunny, west-facing backyard. A formal dining room, breakfast nook, 2-piece powder room, and convenient main-floor laundry complete the level. A few steps up, the expansive bonus room offers the ideal space for movie nights, a play area, or a home office. Upstairs, the primary suite is a true retreat with a generous walk-in closet and a luxurious 5-piece ensuite. Two additional bedrooms and a full bathroom with granite counters complete the upper floor. The fully developed basement adds even more living space with a large rec room, fourth bedroom, and a 3-piece bathroom – perfect for guests or teens. Step outside to a low-maintenance backyard oasis featuring a two-tiered deck with gas BBQ hook-up, stone patio, and built-in natural gas fireplace – ideal for summer entertaining. With proximity to parks, playgrounds, top-rated schools, Westside Rec Centre, Westhills shopping, and the C-Train, this home checks all the boxes for location,



layout, and lifestyle. Don't miss your opportunity"book your private showing today!

Built in 1998

**Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | A2242735    |
| Price          | \$829,999   |
| Bedrooms       | 4           |
| Bathrooms      | 4.00        |
| Full Baths     | 3           |
| Half Baths     | 1           |
| Square Footage | 1,959       |
| Acres          | 0.11        |
| Year Built     | 1998        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

**Community Information**

|             |                  |
|-------------|------------------|
| Address     | 7 Spring View Sw |
| Subdivision | Springbank Hill  |
| City        | Calgary          |
| County      | Calgary          |
| Province    | Alberta          |
| Postal Code | T3H 3S7          |

**Amenities**

|                |                        |
|----------------|------------------------|
| Amenities      | None                   |
| Parking Spaces | 4                      |
| Parking        | Double Garage Attached |
| # of Garages   | 2                      |

**Interior**

|                   |                                                                                                      |
|-------------------|------------------------------------------------------------------------------------------------------|
| Interior Features | Ceiling Fan(s), Granite Counters, Pantry, Soaking Tub, Storage, Walk-In Closet(s), Recessed Lighting |
| Appliances        | Dishwasher, Electric Cooktop, Electric Oven, Garage Control(s),                                      |

|                 |                                                         |
|-----------------|---------------------------------------------------------|
|                 | Microwave, Refrigerator, Washer/Dryer, Window Coverings |
| Heating         | Fireplace(s), Forced Air                                |
| Cooling         | Central Air                                             |
| Fireplace       | Yes                                                     |
| # of Fireplaces | 1                                                       |
| Fireplaces      | Gas                                                     |
| Has Basement    | Yes                                                     |
| Basement        | Finished, Full                                          |

## Exterior

|                   |                                 |
|-------------------|---------------------------------|
| Exterior Features | BBQ gas line, Fire Pit          |
| Lot Description   | Back Yard, Landscaped           |
| Roof              | Asphalt Shingle                 |
| Construction      | Stone, Vinyl Siding, Wood Frame |
| Foundation        | Poured Concrete                 |

## Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | July 24th, 2025 |
| Days on Market | 103             |
| Zoning         | R-G             |
| HOA Fees       | 230             |
| HOA Fees Freq. | ANN             |

## Listing Details

|                |             |
|----------------|-------------|
| Listing Office | Real Broker |
|----------------|-------------|

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