

# \$425,000 - 604, 8000 Wentworth Drive Sw, Calgary

MLS® #A2225790

**\$425,000**

2 Bedroom, 2.00 Bathroom, 1,197 sqft

Residential on 0.00 Acres

West Springs, Calgary, Alberta

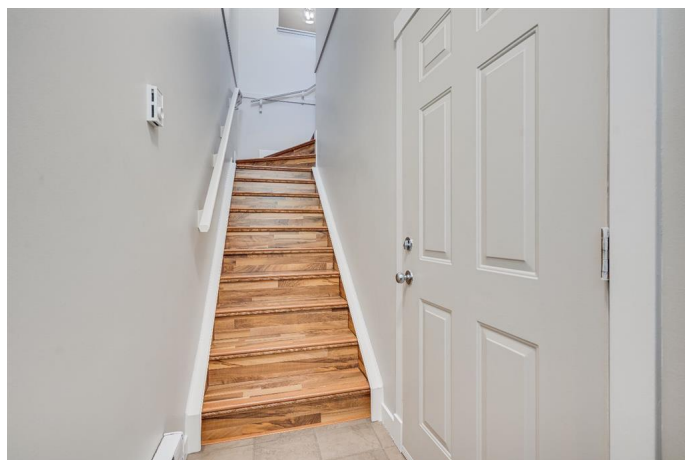
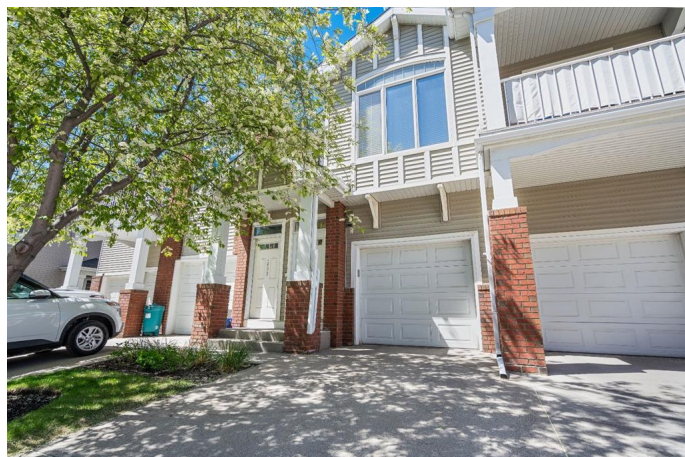
**OPEN HOUSE: SATURDAY JUNE 7TH**

11:30AM-1:30PM. Welcome to vibrant West Springs, where community charm meets city convenience and natural beauty. This beautifully designed 2-bedroom, 2-bath townhouse offers the perfect blend of style, comfort, and functionality. Inside, youâ€™ll find a bright, open-concept layout filled with natural lightâ€”ideal for relaxing at home or entertaining guests. Thoughtful design features include a custom built-in Murphy bed system with generous storage, offering flexible space for guests or a home office. Upgraded Hunter Douglas blinds throughout add a refined touch and elevate both comfort and privacy. Located just steps from parks, trendy cafes, top-rated restaurants, grocery stores, and transit, your daily routine becomes effortlessly enjoyable. Whether itâ€™s a morning coffee run, evening yoga session, or weekend shopping, everything you need is right at your doorstep.

Built in 2003

## Essential Information

MLS® #	A2225790
Price	\$425,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,197



Acres	0.00
Year Built	2003
Type	Residential
Sub-Type	Row/Townhouse
Style	Bungalow
Status	Active

### Community Information

Address	604, 8000 Wentworth Drive Sw
Subdivision	West Springs
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H 5K8

### Amenities

Amenities	Parking, Snow Removal, Trash, Visitor Parking
Parking Spaces	2
Parking	Single Garage Attached
# of Garages	1

### Interior

Interior Features	Built-in Features, Ceiling Fan(s), Closet Organizers, Granite Counters, No Smoking Home, Open Floorplan, Storage, Vinyl Windows, Walk-In Closet(s)
Appliances	Dishwasher, Electric Stove, Garage Control(s), Refrigerator, Washer/Dryer Stacked, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Basement	None

### Exterior

Exterior Features	Balcony
Lot Description	Front Yard, Landscaped, Many Trees
Roof	Asphalt Shingle
Construction	Brick, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	June 2nd, 2025
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Days on Market	6
Zoning	DC (pre 1P2007)
HOA Fees	125
HOA Fees Freq.	ANN

### **Listing Details**

Listing Office	Real Broker
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