

\$1,598,000 - 36 Aspen Woods Park Sw, Calgary

MLS® #A2250369

\$1,598,000

6 Bedroom, 6.00 Bathroom, 3,003 sqft

Residential on 0.14 Acres

Aspen Woods, Calgary, Alberta

JUST LISTED in ASPEN! ORIGINAL OWNERS in this 2024 BUILD, 2 storey WALKOUT! QUIET CUL-DE-SAC location, 6 BEDROOMS, 6 BATHROOMS, 3 ENSUITE BATHROOMS, with a LEGAL BASEMENT WALKOUT SUITE. EXECUTIVE FINISHINGS throughout including HIGH CEILINGS ON ALL 3 LEVELS. 2 STOREY OPEN TO ABOVE CEILING in great room, 10'™ CEILINGS ON UPPER LEVEL, 9'™ CEILINGS IN LOWER LEVEL. WIDE OPEN FLOOR PLAN with LOADS OF EXPRESSO CEILING HEIGHT KITCHEN CABINETRY, MASSIVE ISLAND, QUARTZ COUNTERTOPS with waterfall edging, COMMERCIAL SIZED DOUBLE WIDE FRIDGE/FREEZER, 5 BURNER BOSCH GAS STOVE, BUILT-IN OVEN & MICROWAVE. Main level SPICE KITCHEN with 2nd GAS STOVE, range hood, and sink. Great size kitchen nook and formal dining areas. Private main level office with pocket doors. GORGEOUS WOOD FLOOR STAIRCASE with ROD IRON SPINDLE RAILING leads to the upper level with 10 CEILINGS, 4 BEDROOMS with not 1, but 2 PRIVATE ENSUITES, BONUS ROOM, king sized primary, beautiful 5 PCE ensuite with separate OVERSIZED TILED SHOWER, FREE STANDING TUB, WALK-IN CLOSETS, 5 PCE spare bathroom, laundry area with sink and cabinets. The lower WALKOUT LEVEL has a LEGAL 2 BEDROOM BASEMENT SUITE, FULL SIZED KITCHEN, 2 FULL BATHROOMS one which is an ENSUITE, is



beautifully finished with HIGH 9â€™™
CEILINGS, large recreation room, 2nd laundry,
and plenty of storage. Short walking distance
69 ST LRT, Ernest Manning High School,
Westside Rec centre, Strathcona Square
shopping, Sobeys, and so much more. The
TRIPLE ATTACHED GARAGE is long enough
to fit 3 full sized trucks. So many extras in this
home - 8â€™™ interior doors, knockdown
ceiling texture, pot lights, under cabinet
lightening, 200 AMP electrical panel, Alberta
new home warranty, the list goes on and on!
Request your showing today as this property is
priced to sell at \$1,598,000 and will not last
long!

Built in 2024

Essential Information

MLS® #	A2250369
Price	\$1,598,000
Bedrooms	6
Bathrooms	6.00
Full Baths	5
Half Baths	1
Square Footage	3,003
Acres	0.14
Year Built	2024
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	36 Aspen Woods Park Sw
Subdivision	Aspen Woods
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H 6H8

Amenities

Parking Spaces	6
Parking	Aggregate, Front Drive, Insulated, Oversized, Triple Garage Attached
# of Garages	3

Interior

Interior Features	Double Vanity, High Ceilings, Open Floorplan, Pantry, Quartz Counters, Recessed Lighting, Separate Entrance, Soaking Tub, Storage, Tray Ceiling(s), Walk-In Closet(s)
Appliances	Built-In Oven, Dishwasher, Dryer, Electric Stove, Garage Control(s), Gas Cooktop, Gas Stove, Microwave, Microwave Hood Fan, Range Hood, Refrigerator, Washer, Washer/Dryer Stacked, Window Coverings, Built-In Refrigerator
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
Has Basement	Yes
Basement	Finished, Walk-Out, See Remarks

Exterior

Exterior Features	BBQ gas line, Private Yard, Storage
Lot Description	Cul-De-Sac, Landscaped, Lawn, Level, Private
Roof	Asphalt Shingle
Construction	Cement Fiber Board, Stone, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	August 21st, 2025
Days on Market	2
Zoning	R-G

Listing Details

Listing Office	RE/MAX Real Estate (Mountain View)
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