

# \$959,000 - 146 Yorkstone Way Sw, Calgary

MLS® #A2204874

**\$959,000**

7 Bedroom, 5.00 Bathroom, 2,850 sqft  
Residential on 0.08 Acres

Yorkville, Calgary, Alberta

Luxury house Mattamy built Bishop The Bishop offers 2850 sq. ft in the Yorkville community in Calgary. Over \$150,000 upgrades on it. Recently installed AC Offers over 3800sqft living space. This 2 Car Garage Detached Home features Design Studio finishes like quartz countertops, LVP floors, pot lights, ceiling height kitchen cabinets, as well as exclusive Architect™s Choice Options such as a Bath Oasis. Upstairs, the primary bedroom has a walk-in closet, and a stunning ensuite. Down the hall from 2nd, 3rd and 4th bedrooms, find the bonus room, main bath and a laundry room for ultra-convenient living. All the appliances are very high end and brand new condition. LG styler is also a good option to add. Air conditioning rough in. You can add air conditioner easily. Main level has in-law suite with wheelchair accessible bathroom. Basement is fully finished with 2bedrooms for guest. Enjoy access to amenities including planned schools, an environmental reserve, and recreational facilities, sure to complement your lifestyle! Call now to book showing.



Built in 2021

## Essential Information

|          |           |
|----------|-----------|
| MLS® #   | A2204874  |
| Price    | \$959,000 |
| Bedrooms | 7         |

|                |             |
|----------------|-------------|
| Bathrooms      | 5.00        |
| Full Baths     | 4           |
| Half Baths     | 1           |
| Square Footage | 2,850       |
| Acres          | 0.08        |
| Year Built     | 2021        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

### **Community Information**

|             |                      |
|-------------|----------------------|
| Address     | 146 Yorkstone Way Sw |
| Subdivision | Yorkville            |
| City        | Calgary              |
| County      | Calgary              |
| Province    | Alberta              |
| Postal Code | T2X4S2               |

### **Amenities**

|                |                        |
|----------------|------------------------|
| Parking Spaces | 4                      |
| Parking        | Double Garage Attached |
| # of Garages   | 2                      |

### **Interior**

|                   |   |
|-------------------|---|
| Interior Features | Breakfast Bar, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Storage  |
| Appliances        | Central Air Conditioner, Dishwasher, Gas Stove, Gas Water Heater, Humidifier, Microwave, Range Hood, Refrigerator, Washer/Dryer, Window Coverings, Gas Oven |
| Heating           | Fireplace(s), Forced Air, Natural Gas   |
| Cooling           | Central Air   |
| Fireplace         | Yes   |
| # of Fireplaces   | 1   |
| Fireplaces        | Gas   |
| Has Basement      | Yes   |
| Basement          | Finished, Full  |

### **Exterior**

|                   |   |
|-------------------|---|
| Exterior Features | Balcony, Playground, Private Yard, Outdoor Grill                                  |
| Lot Description   | Back Yard, Lawn, Low Maintenance Landscape, No Neighbours Behind, Rectangular Lot |
| Roof              | Asphalt Shingle   |
| Construction      | Stone, Wood Frame   |
| Foundation        | Poured Concrete   |

### **Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | March 23rd, 2025 |
| Days on Market | 12               |
| Zoning         | R-G              |

### **Listing Details**

|                |                    |
|----------------|--------------------|
| Listing Office | First Place Realty |
|----------------|--------------------|

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