

# \$679,777 - 133 Ambleside Heath Nw, Calgary

MLS® #A2205750

**\$679,777**

4 Bedroom, 3.00 Bathroom, 1,750 sqft

Residential on 0.07 Acres

Ambleton, Calgary, Alberta

Very rare opportunity to own an impeccably designed Former Showhome in Ambleton with over \$55K in Upgrades! This stunning 4-bedroom, 2.5-bath residence features a long list of upgrades including; Double detached garage (insulated and roughed in for electric or gas heating) underground sprinklers, fully landscaped with rear deck & gazebo, separate side entrance, Ceiling speakers, A/C, Quartz Counters throughout and all Window coverings! From the moment you walk in this home you are drawn into its inviting floorplan, you are first welcomed into the spacious foyer and main floor bedroom (or office) a powder room, and a large pantry. The modern kitchen boasts a sizable island with seating for four, seamlessly connecting to the family room—perfect for entertaining. Upstairs, the luxurious primary bedroom includes a 5-piece ensuite with double sinks and a generous walk-in closet, along with two additional large bedrooms and upper laundry for convenience. The expansive basement offers 9 ft ceilings, bathroom rough-ins, and large windows for future development. Located in one of Calgary's fastest-growing communities, you'll enjoy parks, pathways, schools, and a variety of retail shops and restaurants nearby, with easy access to major highways. Don't wait—schedule your viewing today! Furniture is negotiable in addition to the purchase price.

Built in 2021



## Essential Information

MLS® #	A2205750
Price	\$679,777
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,750
Acres	0.07
Year Built	2021
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

## Community Information

Address	133 Ambleside Heath Nw
Subdivision	Ambleton
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3P1S4

## Amenities

Amenities	None
Parking Spaces	4
Parking	Double Garage Detached, Off Street
# of Garages	2

## Interior

Interior Features	Bathroom Rough-in, Breakfast Bar, Built-in Features, Closet Organizers, Double Vanity, French Door, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Recessed Lighting, Separate Entrance, Vinyl Windows, Wired for Sound, Low Flow Plumbing Fixtures
Appliances	Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air

Has Basement Yes  
Basement Exterior Entry, Full, Unfinished

## Exterior

Exterior Features Garden, Lighting, Private Entrance  
Lot Description Back Lane, Back Yard, Front Yard, Garden, Gazebo, Landscaped, Lawn, Level, Low Maintenance Landscape, Private, Rectangular Lot, Underground Sprinklers  
Roof Asphalt Shingle  
Construction Aluminum Siding  
Foundation Poured Concrete

## Additional Information

Date Listed March 26th, 2025  
Days on Market 11  
Zoning R-G  
HOA Fees 262  
HOA Fees Freq. ANN

## Listing Details

Listing Office eXp Realty

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