\$840,000 - 11 Tuscany Ridge Park Nw, Calgary

MLS® #A2189203

\$840,000

4 Bedroom, 4.00 Bathroom, 2,029 sqft Residential on 0.11 Acres

Tuscany, Calgary, Alberta

Located in the prestigious and family-friendly community of Tuscany, this stunning estate home offers the perfect blend of convenience, elegance, and natural beauty. Known for its extensive parks, walking trails, and breathtaking mountain views, Tuscany provides a vibrant yet serene lifestyle. Within a 5-minute walk, you'll find the Tuscany Market shopping mall, offering a variety of shops and services, as well as the Tuscany Club, a hub for community events, recreational activities, and family fun. Education is a breeze with top-rated schools nearby! Eric Harvie, St Basil, Twelve Mile Coulee, and Tuscany School are all within a 10-minute walkâ€"making school runs hassle-free.

This beautifully designed 2-story split home features 4 spacious bedrooms and 3.5 bathrooms, making it ideal for family living. The vaulted ceilings create an airy and grand ambiance, while the walk-out to grade basement provides additional living space with direct access to the large backyard. Situated on a generous lot, the home showcases stunning mountain views, creating a peaceful retreat right in your backyard. A double attached garage offers ample storage and convenience, and the home's prime location makes it a quick drive to the mountains for weekend adventures.

With its blend of functionality, beauty, and an unbeatable location close to local amenities,







this home truly has it all. Don't miss your chance to experience the best of Tuscany living in this exceptional property!

Built in 1998

Essential Information

MLS® # A2189203 Price \$840,000

Bedrooms 4

Bathrooms 4.00 Full Baths 3

Half Baths 1

Square Footage 2,029 Acres 0.11

Year Built 1998

Type Residential Sub-Type Detached

Style 2 Storey Split

Status Active

Community Information

Address 11 Tuscany Ridge Park Nw

T3L2H7

Subdivision Tuscany
City Calgary
County Calgary
Province Alberta

Amenities

Postal Code

Amenities None

Parking Spaces 2

Parking Double Garage Attached

of Garages 2

Interior

Interior Features Bar, Bookcases, Vaulted Ceiling(s)

Appliances Dishwasher, Electric Stove, Microwave, Refrigerator, Window Coverings,

Garage Control(s), Water Softener

Heating Forced Air, Natural Gas

Cooling None

Fireplace Yes

of Fireplaces 2

Fireplaces Gas

Has Basement Yes

Basement Finished, Full, Walk-Out

Exterior

Exterior Features None

Lot Description Rectangular Lot, Landscaped, Views

Roof Asphalt Shingle

Construction Wood Frame, Stucco

Foundation Poured Concrete

Additional Information

Date Listed January 21st, 2025

Days on Market 74

Zoning R-1

HOA Fees 200

HOA Fees Freq. ANN

Listing Details

Listing Office eXp Realty

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