

# \$2,419,990 - 36 Spring Valley Mews Sw, Calgary

MLS® #A2213231

**\$2,419,990**

6 Bedroom, 6.00 Bathroom, 3,903 sqft

Residential on 0.29 Acres

Springbank Hill, Calgary, Alberta

\* Don't miss this spectacular masterpiece at THIS WEEKEND'S OPEN HOUSE! SATURDAY, MAY 24 + SUNDAY, MAY 25, 2-4 PM! \* Captivate yourself in this showstopping executive estate in the prestigious enclave of Spring Valley in Springbank Hill, a stunning display of luxury, tucked at the end of a quiet cul-de-sac on nearly 1/3 of an acre, backing onto a forested pie-shaped lot with breathtaking westerly mountain vistas. With 6,000+ sq. ft. of meticulous living space, this walk-out home features an ideal floor plan with unmatched privacy, craftsmanship, and elegance. Step inside from the welcoming covered front porch and into a spacious foyer, where soaring ceilings, rich hardwood floors, and full-height windows fill the home with an abundance of natural light, setting the stage for the impressive home ahead. The chef-entertainer's kitchen takes centre stage, where function and style effortlessly come together with the high-end appliances, quartz countertops, plenty of cabinetry, and deep walk-in pantry. Enjoy meals in the sunny breakfast nook, on the wide upper deck that stretches across the home, or in the formal dining room with inlay flooring. Seamlessly connected is the bright and inviting family room, anchored by a stone gas fireplace with integrated cabinetry and cozy banquette seating. From the garage, the well-organized mudroom leads into the turret-style main floor office, great for everyday convenience and



client meetings alike. A smart layout to welcome clients with added privacy, tossing muddy gear in the laundry room, unloading groceries, or using the 2-piece bathroom. Upstairs, a loft open to below offers space for a second home office, reading nook, or flex area, with skylights brightening the path to the bedrooms. Retreat to the primary suite with vaulted ceilings, gas fireplace, and a spa-like 5-piece ensuite, offering heated floors, double vanities, soaker tub, and a glass dual-head shower, all with panoramic mountain views, with three additional bedrooms, each with built-ins and 4-piece private ensuites. The impressive walk-out lower level is designed to feel anything but like a basement with 13-foot coffered ceilings and tall floor-to-ceiling windows. The wood-burning fireplace sets the focal point for the rec room for movie nights, ping pong games, or hosting at the sleek wet bar and wine room. Two generously-sized bedrooms complete the lower level: one with its own private loft, and the other styled as a gym with mats and mirrored walls. A 4-piece steam bath adds both convenience and post-workout relaxation, while large storage and utility rooms provide practical finishing touches. Outside, enjoy a freshly-landscaped, private treed backyard with a covered patio, treehouse and trampoline, perfect for relaxing and family fun. Beyond the home, enjoy easy access to bus stops, the LRT, and Stoney Trail, with top-rated schools, shops, restaurants, and essentials minutes away, plus recreation at nearby parks, trails, and at Westside Rec Centre.

Built in 2004

**Essential Information**

MLS® #	A2213231
Price	\$2,419,990
Bedrooms	6

Bathrooms	6.00
Full Baths	5
Half Baths	1
Square Footage	3,903
Acres	0.29
Year Built	2004
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	36 Spring Valley Mews Sw
Subdivision	Springbank Hill
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H 5N1

### Amenities

Parking Spaces	5
Parking	Triple Garage Attached, Tandem
# of Garages	3

### Interior

Interior Features	Built-in Features, Central Vacuum, Chandelier, Closet Organizers, Granite Counters, High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Separate Entrance, Soaking Tub, Storage, Vaulted Ceiling(s), Walk-In Closet(s), Wet Bar, Dry Bar, Skylight(s)
Appliances	Bar Fridge, Central Air Conditioner, Dishwasher, Garburator, Gas Stove, Microwave, Range Hood, Refrigerator, Tankless Water Heater, Washer/Dryer, Window Coverings, Wine Refrigerator
Heating	In Floor, Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	3
Fireplaces	Family Room, Gas, Wood Burning, Basement, Master Bedroom
Has Basement	Yes

Basement                      Finished, Full, Walk-Out

**Exterior**

Exterior Features    BBQ gas line, Private Yard, Storage  
Lot Description        Back Yard, Cul-De-Sac, Landscaped, Treed, Views, Reverse Pie Shaped Lot  
Roof                      Asphalt Shingle  
Construction          Brick, Stucco, Wood Frame  
Foundation            Poured Concrete

**Additional Information**

Date Listed              May 23rd, 2025  
Days on Market        1  
Zoning                    DC

**Listing Details**

Listing Office            Zolo Realty

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