

# \$1,595,000 - 123 Wentworth Court Sw, Calgary

MLS® #A2226231

**\$1,595,000**

5 Bedroom, 4.00 Bathroom, 2,985 sqft

Residential on 0.21 Acres

West Springs, Calgary, Alberta

OVER 4,100 SQ.FT. OF DEVELOPED SPACE | 5-BEDS | 3.5-BATH | TRIPLE-CAR GARAGE | EXTRA LARGE LOT | EAST, WEST, SOUTH WINDOWS | WALKING-DISTANCE TO SCHOOLS | Set on a large corner lot in prestigious Wentworth Estates, this executive home stands out for its one-of-a-kind outdoor living space, luxury finishes and prime west Calgary location. Just a short walk to top-rated schools, tree-lined pathways, and the shops and restaurants of West Springs, everything you need is close to home. The main floor features a bright, functional layout with hickory engineered hardwood, large windows, and a front office with French doors. The great room is warm and inviting, with a stone-faced gas fireplace as the focal point and windows on the south, east and west filling the space with natural light all day long. The updated kitchen is thoughtfully designed with custom birch cabinetry, quartz countertops, and a walk-through pantry with built-in storage and a beverage fridge. Whether you're throwing together school lunches or hosting a dinner party, everything is right where you need it. The dining area is surrounded by windows and opens directly to the backyard - an outdoor space that truly sets this home apart. It includes a large concrete patio, multiple seating areas, a gas heater, mature trees for privacy, shed, and plenty of space for kids or pets to roam. It's a private setting for summer barbecues, morning coffee, or



late-night fireside chats. Upstairs, youâ€™ll find four bedrooms and a vaulted bonus room with added sound insulation - perfect for family movie nights. The primary suite features double doors, a walk-in closet, and an ensuite with soaker tub, granite counters, and dual sinks. The finished basement adds even more flexibility with a large rec room for games, workouts, or weekend hangouts, plus a fifth bedroom, full bathroom, and extra storage. Additional features include air conditioning, a two-zone furnace, a new hot water tank, an irrigation system, and an insulated triple garage. Tucked into a quiet cul-de-sac, this is a well-cared-for home in one of the west sideâ€™s most connected communities. Enjoy nearby playgrounds, schools, restaurants, and walking paths - all with quick access to Stoney Trail for easy city-wide travel or weekend escapes to the mountains. Book a showing before it's gone!

Built in 2008

**Essential Information**

MLS® #	A2226231
Price	\$1,595,000
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,985
Acres	0.21
Year Built	2008
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

**Community Information**

Address	123 Wentworth Court Sw
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Subdivision	West Springs
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H0E2

### **Amenities**

Parking Spaces	6
Parking	Triple Garage Attached
# of Garages	3

### **Interior**

Interior Features	Ceiling Fan(s), Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Recessed Lighting, French Door
Appliances	Bar Fridge, Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Gas Cooktop, Oven-Built-In, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Great Room
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	BBQ gas line, Private Yard
Lot Description	Back Yard, Corner Lot, Cul-De-Sac, Front Yard, Landscaped, Lawn
Roof	Asphalt Shingle
Construction	Stone, Stucco, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	May 30th, 2025
Days on Market	6
Zoning	R-G

### **Listing Details**

Listing Office	Real Broker
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