

\$725,000 - 61 West Ranch Road Sw, Calgary

MLS® #A2205481

\$725,000

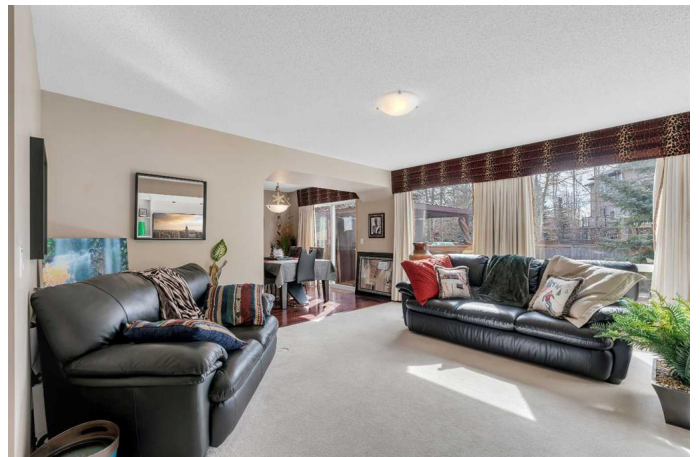
3 Bedroom, 3.00 Bathroom, 1,845 sqft
Residential on 0.09 Acres

West Springs, Calgary, Alberta

Offering 3 bedrooms, 2.5 bathroom and a large bonus room this beautifully maintained property combines function and style with opportunity to expand by developing the unfinished lower level. Step inside to a bright and open main floor, where large south-facing windows flood the living area with natural light. The well-appointed kitchen features granite countertops, stainless steel appliances, a raised breakfast bar, and a large pantry, making it perfect for both daily living and entertaining. The spacious dining area flows effortlessly to the private backyard, ideal for summer gatherings. A convenient main-floor laundry is tucked between the half bath and the entrance to the double detached garage. Upstairs, you'll find a bonus room with vaulted ceilings complete with a cozy gas fireplace, offering the perfect space for relaxing. Two well-sized bedrooms and a full bathroom lead down the hall to the spacious primary suite, which boasts a large closet and private ensuite. Nestled on a quiet, non-through street, this home features a generous backyard with a large deck and gazebo, providing an inviting outdoor retreat. Enjoy all that prestigious West Springs has to offer—top-rated schools, parks, shopping, and easy access to major roadways—all at an incredible value.

Built in 2003

Essential Information



MLS® #	A2205481
Price	\$725,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,845
Acres	0.09
Year Built	2003
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	61 West Ranch Road Sw
Subdivision	West Springs
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H 5B9

Amenities

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	4

Interior

Interior Features	Breakfast Bar, Granite Counters, Vinyl Windows
Appliances	None
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room, Gas
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	Private Yard
Lot Description	Back Yard, Landscaped
Roof	Asphalt Shingle
Construction	Concrete, Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	March 26th, 2025
Days on Market	12
Zoning	R-G

Listing Details

Listing Office	RE/MAX First
----------------	--------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.