

\$849,900 - 140 Arbour Butte Road Nw, Calgary

MLS® #A2210951

\$849,900

4 Bedroom, 4.00 Bathroom, 2,111 sqft

Residential on 0.11 Acres

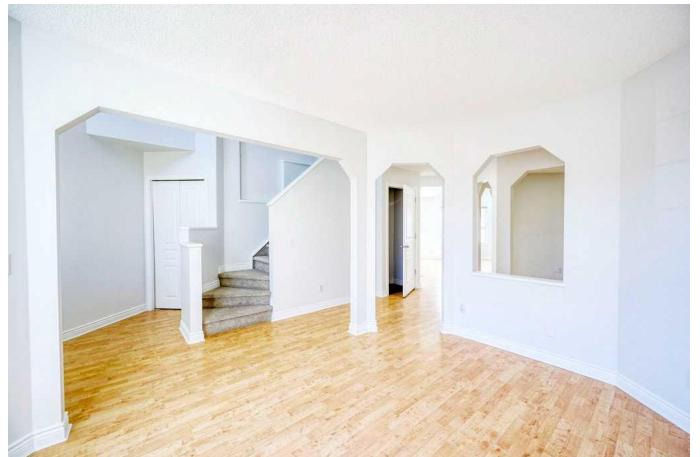
Arbour Lake, Calgary, Alberta

FABULOUS 2-storey home with MAIN FLOOR FEATURING SEPARATE FORMAL LIVING AND DINING ROOMS, GREAT ROOM WITH OPEN-TO-ABOVE CEILING, GENEROUS KITCHEN WITH CORNER PANTRY, AND LOTS OF LARGE WINDOWS ALLOWING NATURAL SUNLIGHT TO PERMEATE INTO THIS HOME! This GORGEOUS home has been freshly painted, and has new quartz countertops in the kitchen and bathrooms, completed basement with 3-piece bath, bedroom and room for family recreation. Double Attached garage, fully fenced and landscaped, and sits on a corner so you have access for RV Parking at the rear! KINDLY NOTE: MAIN FLOOR LAMINATE WILL BE REPLACED WITH LUXURY VINYL PLANK FLOORING TO MATCH THE NEW FLOORING ON BASEMENT STAIRS AND FLOORING.

Built in 1998

Essential Information

MLS® #	A2210951
Price	\$849,900
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,111
Acres	0.11



Year Built	1998
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	140 Arbour Butte Road Nw
Subdivision	Arbour Lake
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3G 4N6

Amenities

Amenities	Recreation Facilities
Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	Kitchen Island
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Great Room, Tile
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Other
Lot Description	Back Lane, Back Yard, Corner Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	April 11th, 2025
Days on Market	39
Zoning	R-CG
HOA Fees	262
HOA Fees Freq.	ANN

Listing Details

Listing Office	RE/MAX Real Estate (Central)
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