

# \$879,900 - 119 Silver Brook Road Nw, Calgary

MLS® #A2219541

**\$879,900**

4 Bedroom, 3.00 Bathroom, 1,285 sqft

Residential on 0.12 Acres

Silver Springs, Calgary, Alberta

\*\*\*\*\*OPEN HOUSE MAY 19 1 PM - 3 PM\*\*\*\*\*

Move-in Ready, Fully Furnished, and Extensively Renovated Bungalow in Silver Springs!

Welcome to your dream home! Immediate possession available with all furniture and high-end appliances included, so you can unpack and start enjoying the luxury lifestyle right away! This beautifully renovated bungalow in the sought-after community of Silver Springs offers over 2,400 sq. ft. of professionally designed living space, blending modern elegance with premium upgrades and thoughtful details.

The open-concept main floor is bathed in natural light and features engineered hardwood flooring, a stunning electric fireplace with a feature wall, and built-in storage in the entryway. The showstopping kitchen is a chef's dream, equipped with quartz countertops, sleek white cabinetry, a waterfall-edge island with bar stools, and Samsung Bespoke Smart appliances, including a 4-Door Flex fridge and Smart range. A custom hood fan, striking backsplash, motorized blinds, and in-floor heating elevate both style and comfort.

The primary suite is a serene retreat, complete with a walk-in closet and a 5-piece ensuite boasting dual sinks, an oversized shower, a deep soaker tub, a TOTO Neorest toilet, and



luxury finishes. A second bedroom and a stylish 4-piece bathroom complete the main level, enhanced by built-in speakers throughout the home.

Downstairs, the fully finished lower level offers plush carpeting, a large rec room with a wet bar, two generous bedrooms, a 3-piece bath, and a well-equipped laundry room with sink and storage. The property includes top-tier smart home features like a Liberty Security System with 9 cameras, central A/C, keyless entry, and a Waterdrop water filtration system.

Outdoors, enjoy a fully fenced backyard with a stone patio, grassy area, and alley access. The oversized, heated double garage features Swisstrax flooring, 2 EV chargers, and a garage heater.

Included furnishings and smart electronics:

2 TVs, 2 Couches, Coffee Table, Dining Table & 4 Chairs, King Bed, Queen Bed (downstairs), 6 Air Purifiers, 2 Robotic Vacuums, Bidet, 3 Bar Stools, and Window Coverings.

Ideally located near parks, pathways, Bowmont Park, the Bow River, Silver Springs pool and rink, and just minutes from Crowfoot Crossing, the LRT, U of C, and Winsport. With quick access to Crowchild and Stoney Trail, commuting is effortless.

This is not just a house—it's a fully

equipped lifestyle. Book your private showing today and explore the 3D tour and floor plans!

Built in 1973

**Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | A2219541    |
| Price          | \$879,900   |
| Bedrooms       | 4           |
| Bathrooms      | 3.00        |
| Full Baths     | 3           |
| Square Footage | 1,285       |
| Acres          | 0.12        |
| Year Built     | 1973        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bungalow    |
| Status         | Active      |

**Community Information**

|             |                          |
|-------------|--------------------------|
| Address     | 119 Silver Brook Road Nw |
| Subdivision | Silver Springs           |
| City        | Calgary                  |
| County      | Calgary                  |
| Province    | Alberta                  |
| Postal Code | T3B 3H9                  |

**Amenities**

|                |                                                                                                |
|----------------|------------------------------------------------------------------------------------------------|
| Parking Spaces | 4                                                                                              |
| Parking        | Double Garage Detached, Heated Garage, Oversized, Private Electric Vehicle Charging Station(s) |
| # of Garages   | 44                                                                                             |

**Interior**

|                   |                                                                                                                                            |
|-------------------|--------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Breakfast Bar, Double Vanity, Jetted Tub, Kitchen Island, Quartz Counters, Recessed Lighting, Walk-In Closet(s)                            |
| Appliances        | Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Microwave, Range Hood, Refrigerator, Stove(s), Window Coverings, Humidifier |

|                 |                                   |
|-----------------|-----------------------------------|
| Heating         | In Floor, Forced Air, Natural Gas |
| Cooling         | Central Air                       |
| Fireplace       | Yes                               |
| # of Fireplaces | 1                                 |
| Fireplaces      | Electric, Living Room, Tile       |
| Has Basement    | Yes                               |
| Basement        | Finished, Full                    |

## Exterior

|                   |                              |
|-------------------|------------------------------|
| Exterior Features | None                         |
| Lot Description   | Back Lane                    |
| Roof              | Asphalt Shingle              |
| Construction      | Composite Siding, Wood Frame |
| Foundation        | Poured Concrete              |

## Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | May 13th, 2025 |
| Days on Market | 4              |
| Zoning         | R-CG           |

## Listing Details

|                |                                             |
|----------------|---------------------------------------------|
| Listing Office | Top Producer Realty and Property Management |
|----------------|---------------------------------------------|

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® 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.