

# \$959,900 - 10 Wentworth Gate Sw, Calgary

MLS® #A2237572

**\$959,900**

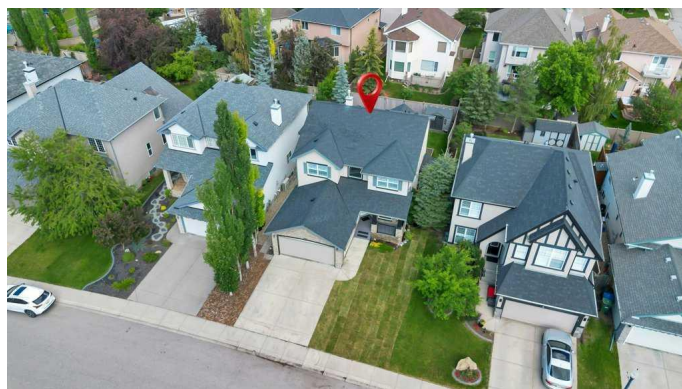
4 Bedroom, 4.00 Bathroom, 2,200 sqft

Residential on 0.12 Acres

West Springs, Calgary, Alberta

OPEN HOUSE SATURDAY JULY 12, 1-3PM

Welcome to this beautiful family home in the sought after West Springs. Perfectly located, it offers the ideal balance of peace and convenience with only a 5-minute drive to nearby shopping centers and schools. Whether you enjoy a stroll in the park or a quick trip to the shops, this location provides everything you need right at your doorstep. As you enter, you're welcomed by a spacious, light-filled foyer. Just off to the right, a cozy den offers the perfect spot to enjoy a morning coffee or unwind with a good book. A dedicated main floor office offers privacy and flexibility for today's lifestyle needs. Head to the open-concept kitchen, a true highlight, beautifully designed with stylish cabinetry with sleek granite countertops, and tiled backsplash. Equipped with stainless steel appliances, this kitchen is perfect for both everyday meals and entertaining guests, offering both functionality and modern flair. The living room features large windows that fill the space with an abundance of natural light, creating a bright and inviting atmosphere. The combination of a cozy gas fireplace for the winter and central air conditioning for the summer ensures year-round comfort, making it the perfect spot for relaxation or entertaining. Head upstairs to discover three generously sized bedrooms. The primary bedroom is a true retreat, offering ample space to comfortably fit a king-size bed. It features a large walk-in closet with California closet



built-in's and a stunning 5-piece ensuite bathroom, complete with a stand-up shower, a luxurious soaker tub, sleek Quartz countertops, and elegant tiled flooring. This serene space is designed to provide the ultimate in comfort and relaxation. A fully renovated 4-piece bathroom showcases a sleek contemporary design and modern finishes throughout. The two spare bedrooms are both spacious and thoughtfully designed with California closet built-in's, offering plenty of storage. Conveniently located on the main level, the laundry room is both functional and stylishâ€”designed with daily living in mind. The fully finished basement features a spacious media area, wet bar, versatile office or gym space, fourth bedroom and a 3-piece bathroomâ€”perfect for guests or extended living. The backyard features a spacious deck creating an ideal setup for summer BBQs or entertaining family and friends. Whether you're relaxing outdoors or hosting a gathering, this space offers both comfort and style, making it the perfect extension of your living area. Backyard also includes raised garden bedsâ€”ideal for those who love sustainable living and outdoor hobbies. Roof replaced in 2019.

Built in 2003

### **Essential Information**

MLS® #	A2237572
Price	\$959,900
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,200
Acres	0.12
Year Built	2003

Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	10 Wentworth Gate Sw
Subdivision	West Springs
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H 4L7

### Amenities

Amenities	Playground
Parking Spaces	2
Parking	Double Garage Attached
# of Garages	2

### Interior

Interior Features	Central Vacuum, No Smoking Home
Appliances	Central Air Conditioner, Dishwasher, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer/Dryer
Heating	Fireplace(s), Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Mantle, Family Room
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Private Yard
Lot Description	Garden, Low Maintenance Landscape, Private
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	July 7th, 2025
Days on Market	11
Zoning	R-G
HOA Fees	125
HOA Fees Freq.	ANN

## **Listing Details**

Listing Office	RE/MAX First
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