

\$1,125,000 - 501, 8155 8 Avenue Sw, Calgary

MLS® #A2271128

\$1,125,000

3 Bedroom, 3.00 Bathroom, 2,005 sqft

Residential on 0.00 Acres

West Springs, Calgary, Alberta

Welcome to #501 in the District Townhomes complex in West Springs, Calgary. This executive end-unit townhome. offers upscale living with premium finishes and exceptional outdoor space. The open-concept main floor is filled with natural light from the southwest-facing balcony and features wide-plank flooring, lofty ceilings, and a chef-style kitchen with full-height cabinetry, quartz countertops, gas range, built-in microwave, refrigerator, and a large island with breakfast bar. The spacious dining area opens to the balcony, while the living room is anchored by a sleek 50" electric fireplace. Upstairs, you'll find two large bedrooms, each with walk-in closets and private ensuite baths, plus convenient upper-floor laundry. The entry-level flex roomâ€”perfect for a home office or guest bedroomâ€”is accessible from both the front entrance and the heated double garage. One of the few units in the development to include a private rooftop patio, offering 270Â° views, including the mountains ...ideal for entertaining or enjoying sunset evenings. Located in a quiet, private setting, this townhome combines modern design with low-maintenance luxury living. Roughed-in for security, vacuflo, air conditioning and home networking. West District is a dynamic and trendy neighbourhood that offers a rich shopping and dining experience. Enjoy local shops, restaurants, grocery, fitness, and medical services. Featuring a focus on pedestrians, the main streets highlight twenty



foot wide sidewalks complete with integrated walkway and bike paths. In the heart of West District is the central Radio Park featuring a recreation area with a basketball court, skatepark, amazing new playground, ice skating in the winter, summertime farmer's markets and events, live concerts and festivals at the outdoor amphitheatre and much more. Located just 15 minutes from downtown Calgary, 5 minutes from top public and private schools, and 45 minutes to Canmore,

Built in 2023

Essential Information

MLS® #	A2271128
Price	\$1,125,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,005
Acres	0.00
Year Built	2023
Type	Residential
Sub-Type	Row/Townhouse
Style	3 Storey, Side by Side
Status	Active

Community Information

Address	501, 8155 8 Avenue Sw
Subdivision	West Springs
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H 6H9

Amenities

Amenities	Parking, Playground, Recreation Facilities, Snow Removal, Visitor Parking
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Parking Spaces	2
Parking	Double Garage Attached, Garage Faces Rear, Heated Garage
# of Garages	2

Interior

Interior Features	Built-in Features, Closet Organizers, Double Vanity, High Ceilings, Open Floorplan, Quartz Counters, Soaking Tub
Appliances	Dishwasher, Dryer, Gas Range, Microwave, Range Hood, Washer, Built-In Refrigerator
Heating	High Efficiency, Forced Air, Natural Gas, Humidity Control
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric, Insert, Living Room
Basement	None

Exterior

Exterior Features	Balcony
Lot Description	Corner Lot, Landscaped, Street Lighting
Roof	Asphalt Shingle
Construction	Aluminum Siding, Brick, Cement Fiber Board
Foundation	Poured Concrete

Additional Information

Date Listed	November 18th, 2025
Days on Market	1
Zoning	M-G

Listing Details

Listing Office	Real Broker
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