

# \$779,900 - 20 Sherwood Circle Nw, Calgary

MLS® #A2194935

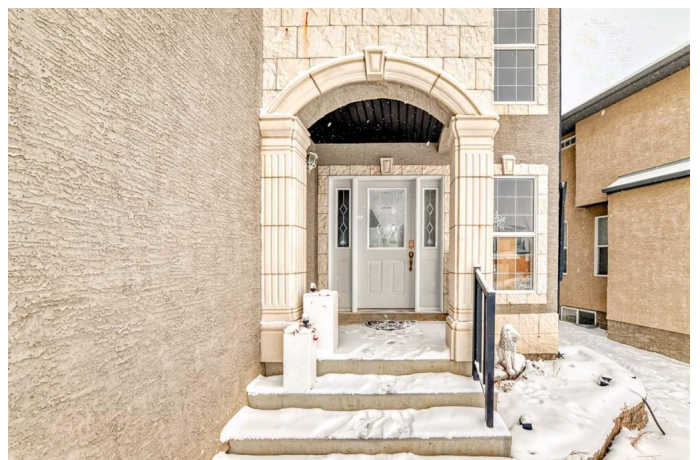
**\$779,900**

5 Bedroom, 3.00 Bathroom, 2,766 sqft

Residential on 0.10 Acres

Sherwood, Calgary, Alberta

Welcome to 20 Sherwood Circle NW, a spacious 2-storey detached home nestled in the heart of Sherwood NW, Calgary—a sought-after community known for its luxurious estate homes and family-friendly atmosphere. Boasting over 2,700 sq. ft. of living space, this 5-bedrooms, 2.5-bathrooms home is a rare opportunity. Priced to sell—this unique house offers incredible value in a prime location! As you enter the house, you're greeted by a grand foyer area with high, vaulted ceilings. Moving into the house, on your left is a main-level bedroom, currently being used as an office. Separate Formal Dining room, a huge family room with fireplace, a dining nook AND massive kitchen with big pantry wrap up most of the main level. The cozy fireplace in living room creates a warm and inviting space for your friends and family. A half bath and laundry room combo complete this level. Upstairs you'll find the primary bedroom, which has lots of bay windows opening towards the back of the house, onto the green space. Tons of privacy with no neighbors behind. The other 3 bedrooms are also spacious with each having it's own walk-in closet. 2 more full bathrooms (1 ensuite) and the center bonus room complete this level. The basement is also huge, unfinished and being used for storage at the moment. Potential to eventually develop and rent it out in the future if needed. Situated on a pie lot with no neighbors behind, the property backs onto a serene green space,



ensuring privacy and scenic views. The backyard is low-maintenance, featuring a deck/patio, and durable metal fencing—perfect for outdoor relaxation. Some things have been updated over time such as built-in cabinetry/custom shelving, elegant light fixtures, new flooring throughout the main level. This prime location is just a 3-minute walk to Blessed Marie-Rose School and 5-minute drive to major commercial amenities like Costco, Staples, Beacon Heights commercial area, Shopping Plazas, Canadian Tire, Walmart, Shell, Winners, Home Depot etc. With quick, easy access to transit, shopping, parks, walking/biking trails and more, this home is ideal for families and investors alike.

While this home needs some TLC, it presents a fantastic opportunity to build equity in a prestigious neighborhood!! Don't miss your chance to turn this Sherwood home into a gem!! Act fast and contact us today for a private showing!! \*NEW ROOF TO BE INSTALLED - Buyer gets NEW ROOF included\*

Built in 2005

### **Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | A2194935    |
| Price          | \$779,900   |
| Bedrooms       | 5           |
| Bathrooms      | 3.00        |
| Full Baths     | 2           |
| Half Baths     | 1           |
| Square Footage | 2,766       |
| Acres          | 0.10        |
| Year Built     | 2005        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |

Status Active

### Community Information

Address 20 Sherwood Circle Nw  
Subdivision Sherwood  
City Calgary  
County Calgary  
Province Alberta  
Postal Code T3R 1R2

### Amenities

Parking Spaces 4  
Parking Double Garage Attached  
# of Garages 2

### Interior

Interior Features Built-in Features, Closet Organizers, Double Vanity, High Ceilings, No Animal Home, No Smoking Home, Open Floorplan, Pantry, See Remarks, Chandelier, Vaulted Ceiling(s)  
Appliances Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer  
Heating Fireplace(s), Forced Air  
Cooling None  
Fireplace Yes  
# of Fireplaces 1  
Fireplaces Gas  
Has Basement Yes  
Basement Full, Unfinished

### Exterior

Exterior Features Private Entrance, Private Yard  
Lot Description Backs on to Park/Green Space, Front Yard, Landscaped, Level, Low Maintenance Landscape, No Neighbours Behind, Open Lot, Pie Shaped Lot, Private  
Roof Asphalt Shingle  
Construction Brick, Concrete, Stone, Stucco, Wood Frame  
Foundation Poured Concrete

### Additional Information

Date Listed February 14th, 2025

|                |     |
|----------------|-----|
| Days on Market | 65  |
| Zoning         | R-G |

**Listing Details**

|                |                |
|----------------|----------------|
| Listing Office | Beeline Realty |
|----------------|----------------|

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