

# \$899,900 - 115 Woodfield Road Sw, Calgary

MLS® #A2203796

**\$899,900**

6 Bedroom, 4.00 Bathroom, 2,430 sqft  
Residential on 0.15 Acres

Woodbine, Calgary, Alberta

**OPEN HOUSE SATURDAY (March 29)**

1:00-4:00PM. Sought-After Fishcreek Point Location in Woodbine Estates! Just a block from scenic ravine pathways, top-rated schools, and under five minutes to shopping and restaurants! This spectacularly upgraded 6-bedroom, fully finished 2-story split boasts over 3,740 sq. ft. of developed space. Step inside to an amazing open-concept design featuring a soaring vaulted ceiling in the living room and a formal dining area, complemented by an upper loft/den. The stunning family room showcases a stone fireplace with custom built-ins, creating a warm and inviting space. The gorgeous kitchen has been beautifully updated with quartz countertops, a central island, and stainless-steel appliances. A spacious office/bedroom and laundry room complete the main floor. Upstairs, the giant primary suite features a luxurious ensuite with a soaker tub, separate shower, and quartz countertops. Two additional large bedrooms come with walk-in closets. The fully developed lower level offers a massive recreation room, two more bedrooms, a full bath, and plenty of storage space. Young families will love the triple-car garage. The sunny south-facing backyard features a large deck and ample windows, ensuring natural light throughout the day. The private lot is beautifully landscaped and includes an irrigation system. Upgrades Included: Shingles (2018) Maple hardwood flooring (2017) Light fixtures & LED pot lights (2017) Low-E triple-pane PVC windows (2023)



Three Garage doors (2023) Located in a prime community, within walking distance to Fish Creek Park, schools, and a shopping plaza with Safeway, Shoppers, and more. This amazing home is ready for a new family to make it their own!

Built in 1984

### **Essential Information**

MLS® #	A2203796
Price	\$899,900
Bedrooms	6
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,430
Acres	0.15
Year Built	1984
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### **Community Information**

Address	115 Woodfield Road Sw
Subdivision	Woodbine
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2W 5K5

### **Amenities**

Parking Spaces	6
Parking	Triple Garage Attached
# of Garages	3

### **Interior**

Interior Features	Kitchen Island, No Animal Home, No Smoking Home, Quartz Counters,
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	Vaulted Ceiling(s)
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Gas, Living Room, Wood Burning
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	Balcony, Playground
Lot Description	Rectangular Lot
Roof	Asphalt Shingle
Construction	Brick, Stucco, Wood Frame, Wood Siding
Foundation	Poured Concrete

### **Additional Information**

Date Listed	March 24th, 2025
Days on Market	8
Zoning	R-CG

### **Listing Details**

Listing Office	TrustPro Realty
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