

# \$798,730 - 26 Amblesfield Common Nw, Calgary

MLS® #A2200060

## \$798,730

5 Bedroom, 3.00 Bathroom, 2,328 sqft

Residential on 0.07 Acres

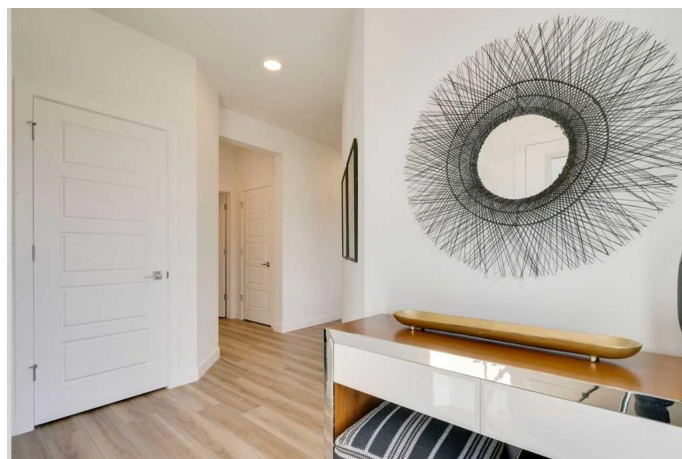
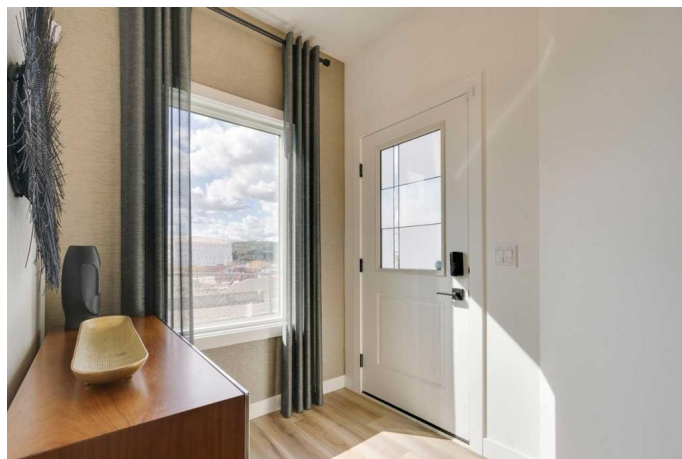
Amblesfield, Calgary, Alberta

Step into the Denali 6, where luxury meets everyday living. This energy-efficient home is Built Green certified and includes triple-pane windows, a high-efficiency furnace, and a solar chase for a solar-ready setup. With blower door testing that can offer up to may be eligible for up to 25% mortgage insurance savings, plus an electric car charger rough-in, itâ€™s designed for sustainable, future-forward living. Featuring a full suite of smart home technology, this home includes a programmable thermostat, ring camera doorbell, smart front door lock, smart and motion-activated switchesâ€”all seamlessly controlled via an Amazon Alexa touchscreen hub. Stainless Steel Washer and Dryer and Open Roller Blinds provided by Sterling Homes Calgary at no extra cost! \$2,500 landscaping credit is also provided by Sterling Homes Calgary until July 1st, 2025. Photos are representative.

Built in 2024

## Essential Information

MLS® #	A2200060
Price	\$798,730
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	2,328
Acres	0.07



Year Built	2024
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	26 Amblesfield Common Nw
Subdivision	Ambleton
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3P2L7

### Amenities

Amenities	None
Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

### Interior

Interior Features	Double Vanity, Kitchen Island, Open Floorplan, Pantry, Separate Entrance, Walk-In Closet(s), French Door, Smart Home, Soaking Tub, Tankless Hot Water, Vaulted Ceiling(s)
Appliances	Built-In Oven, Dishwasher, Gas Range, Microwave, Range Hood, Refrigerator, Gas Cooktop, Tankless Water Heater
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Decorative, Electric
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior Features	None
Lot Description	Back Yard
Roof	Asphalt Shingle
Construction	Stone, Wood Frame, Vinyl Siding

Foundation                      Poured Concrete

**Additional Information**

Date Listed                      March 11th, 2025  
Days on Market                119  
Zoning                              TBD  
HOA Fees                         250  
HOA Fees Freq.                ANN

**Listing Details**

Listing Office                    Bode Platform Inc.

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