

\$739,000 - 17 Silverado Range Bay Sw, Calgary

MLS® #A2228562

\$739,000

3 Bedroom, 4.00 Bathroom, 1,874 sqft

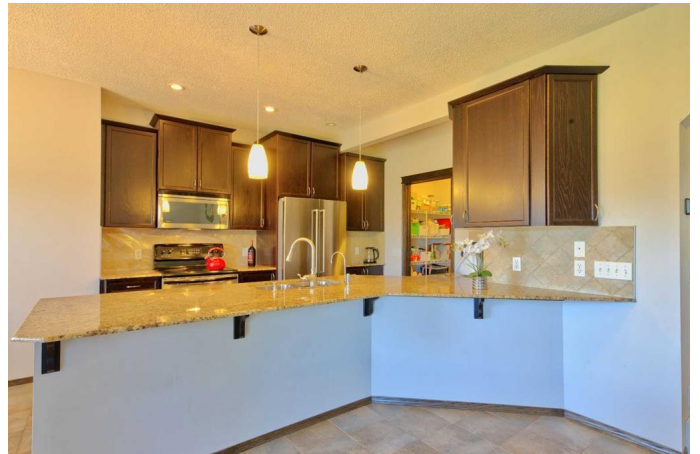
Residential on 0.10 Acres

Silverado, Calgary, Alberta

Welcome to Your Dream Home in Silverado! This beautifully maintained family home offers comfort, style, and an unbeatable location. Situated on a quiet cul-de-sac and backing onto green space, it's perfect for those seeking peace, privacy, and a family-friendly home. Recent Updates Include: New asphalt shingles and siding (October 2021), Water softener and purifier (2022), High-efficiency furnace (December 2024). Step inside to discover thoughtful features such as 9-foot ceilings on the main floor, central A/C, and a fully developed walk-out basement. The landscaped backyard includes a stone patio, a flower garden, fencing, and direct gate access to a playground and walking path – ideal for active families.

Main Floor Highlights: Cozy living room with a natural gas fireplace; Gourmet kitchen with granite countertops and a walk-through pantry; Dining area with ample space for entertaining; Convenient laundry room and two-piece bathroom. **Upper Level Features:** Spacious bonus room – perfect for a playroom, office, or media space; Primary bedroom with a walk-in closet and luxurious five-piece ensuite; Two additional bedrooms and a full four-piece bathroom. **Walk-Out Basement Includes:** spacious family/recreation room; Full bathroom for added convenience.

Enjoy the ease of being within walking distance to schools and just minutes from Calgary Ring Road, LRT, shopping centers, restaurants, parks, the YMCA, and a public



library.

Donâ€™t miss this incredible opportunity â€”
book your showing today and make this lovely
house your forever home!

Built in 2006

Essential Information

MLS® #	A2228562
Price	\$739,000
Bedrooms	3
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,874
Acres	0.10
Year Built	2006
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	17 Silverado Range Bay Sw
Subdivision	Silverado
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2X 0C2

Amenities

Amenities	Park
Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	Central Vacuum, Granite Counters, Kitchen Island, No Animal Home, No
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	Smoking Home, Open Floorplan, Pantry, See Remarks
Appliances	Central Air Conditioner, Dishwasher, Dryer, Electric Range, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer, See Remarks
Heating	High Efficiency, Fireplace(s), Fireplace Insert
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full, Walk-Out

Exterior

Exterior Features	Private Yard
Lot Description	Backs on to Park/Green Space, Cul-De-Sac, Landscaped, No Neighbours Behind, Pie Shaped Lot
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	June 5th, 2025
Days on Market	3
Zoning	R-1N
HOA Fees	210
HOA Fees Freq.	ANN

Listing Details

Listing Office	Real Estate Professionals Inc.
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