

\$1,150,000 - 157 Springborough Green Sw, Calgary

MLS® #A2217551

\$1,150,000

4 Bedroom, 4.00 Bathroom, 2,413 sqft

Residential on 0.15 Acres

Springbank Hill, Calgary, Alberta

Itâ€™s not every day a property comes to market that combines breathtaking mountain views, a private pie-shaped lot, and a beautifully finished family home in one of Calgaryâ€™s most desirable communitiesâ€”Springbank Hill. This property offers a rare combination of luxury, functionality, and natural beauty, set on a large pie-shaped lot with uninterrupted views of the Rocky Mountains. Thoughtfully designed inside and out, this home is a true retreat for families who value space, comfort, and lifestyle.

The exterior of the home is an entertainerâ€™s dream. The multi-level composite deck provides room for dining, lounging, and relaxing in the hot tub, all while taking in the panoramic mountain views. The backyard also features pressed concrete stonework, perfect for evenings around the fire pit. The beautifully landscaped yard includes a built in watering system and raised garden beds, ideal for gardening enthusiasts who want beauty and ease.

Inside, the home offers over 3,000 square feet of thoughtfully developed living space. On the main floor, youâ€™ll find a formal dining room, a bright and airy living room, and a cozy eating nook that looks out over the deck and yard. The kitchen is well-appointed with ample storage and cabinetry, and a walkthrough pantry that leads conveniently into the double



attached garage, making unloading groceries a breeze.

Upstairs, the home features a bonus room/family room—a perfect place for kids to play or for relaxed family time. There are two generously sized bedrooms, a full bath, and a primary suite that truly stands out. The primary bedroom offers stunning mountain views, a large walk-in closet, and a luxurious 5-piece ensuite bathroom with dual sinks, a soaker tub, and a walk-in shower.

The fully finished basement adds incredible versatility to the home. It includes a bedroom with its own ensuite, ideal for guests or older children, a dedicated wine storage area, and enough space to comfortably set up a media room, home gym, or playroom. A separate home office with a large window brings in natural light—rare in most basements—and provides the perfect work-from-home space.

Additional features include central air conditioning and exceptional pride of ownership evident in every detail of the home. Located within walking distance to top-rated schools, C-train, Westside Recreational Centre, community parks, and scenic pathways, this property offers the perfect balance of comfort, lifestyle, and convenience.

Built in 2003

Essential Information

| | |
|----------------|-------------|
| MLS® # | A2217551 |
| Price | \$1,150,000 |
| Bedrooms | 4 |
| Bathrooms | 4.00 |
| Full Baths | 3 |
| Half Baths | 1 |
| Square Footage | 2,413 |

| | |
|------------|-------------|
| Acres | 0.15 |
| Year Built | 2003 |
| Type | Residential |
| Sub-Type | Detached |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|----------------------------|
| Address | 157 Springborough Green Sw |
| Subdivision | Springbank Hill |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T3H 5M4 |

Amenities

| | |
|----------------|------------------------|
| Parking Spaces | 4 |
| Parking | Double Garage Attached |
| # of Garages | 2 |

Interior

| | |
|-------------------|-------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | See Remarks |
| Appliances | Bar Fridge, Central Air Conditioner, Dryer, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer, Window Coverings |
| Heating | Forced Air, Natural Gas |
| Cooling | Central Air |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Gas |
| Has Basement | Yes |
| Basement | Finished, Full |

Exterior

| | |
|-------------------|-----------------------------------------------|
| Exterior Features | Awning(s), Garden, Private Yard |
| Lot Description | Back Yard, Cul-De-Sac, Garden, Pie Shaped Lot |
| Roof | Asphalt Shingle |
| Construction | Stucco, Wood Frame |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|---------------|
| Date Listed | May 7th, 2025 |
| Days on Market | 1 |
| Zoning | R-G |

Listing Details

| | |
|----------------|------------|
| Listing Office | CIR Realty |
|----------------|------------|

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