

\$739,900 - 169 Tuscarora Close Nw, Calgary

MLS® #A2223256

\$739,900

5 Bedroom, 4.00 Bathroom, 1,823 sqft
Residential on 0.09 Acres

Tuscany, Calgary, Alberta

Welcome to this beautifully maintained and move-in ready single-family home in the desirable community of Tuscany NW. Offering 1,823 sq ft of bright, airy living space plus a fully finished basement, this home offers everything a growing family needs—and more!

The main floor features a spacious front dining room, cozy living room with a refaced gas fireplace, and a lovely eat-in breakfast nook overlooking the backyard. You'll love the new luxury vinyl flooring throughout, fresh paint, baseboards and trim—no carpet anywhere for easy maintenance and a fresh, modern feel.

Upstairs, you'll find four generously sized bedrooms, including a primary suite with a renovated 3-piece ensuite and a second 4-piece bath for the family. The fully finished basement adds tremendous value with a large rec room, 4-piece bathroom, and an additional bedroom with walk-in closet—ideal for guests, teens, or a home office.

Other major upgrades include a new furnace (2023), central A/C, water softener, and newer washer/dryer. The double attached garage and main floor laundry provide extra convenience for busy households.

Step outside to your two-tiered deck with a retractable awning, perfect for outdoor entertaining. The landscaped yard is a great space with mature trees and two storage sheds.

This home is spotless, stylish, and



meticulously cared forâ€”ready for you to
move in and enjoy!

Built in 1997

Essential Information

MLS® #	A2223256
Price	\$739,900
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,823
Acres	0.09
Year Built	1997
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	169 Tuscarora Close Nw
Subdivision	Tuscany
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3L 2E3

Amenities

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	Kitchen Island, No Smoking Home, Open Floorplan, Vinyl Windows
Appliances	Central Air Conditioner, Dishwasher, Dryer, Electric Range, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer, Water Softener
Heating	Forced Air

Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Other
Lot Description	Back Yard, Landscaped, Lawn, Rectangular Lot
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	May 23rd, 2025
Days on Market	14
Zoning	R-CG

Listing Details

Listing Office	Ally Realty
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