

# \$749,900 - 179 Scenic Hill Close Nw, Calgary

MLS® #A2231744

**\$749,900**

3 Bedroom, 4.00 Bathroom, 1,923 sqft

Residential on 0.14 Acres

Scenic Acres, Calgary, Alberta

PRIME CORNER LOT IN SCENIC ACRES | PERFECT FAMILY HOME | EXTENSIVELY UPGRADED. Welcome to this beautifully maintained and extensively upgraded 1,923 sqft , 3 bedroom / 3.5 bathroom two-storey split home, ideally located on a quiet street in desirable Scenic Acres—just a short walk to schools, parks, and transit. Situated on a sunny corner lot, this home blends comfort, functionality, and value in one of NW Calgary's most desirable communities. The main level features vaulted ceilings and bayed windows in the spacious living and dining rooms, flooding the space with natural light. The vaulted ceiling in the kitchen offers vertical space and airflow, a large walk-in pantry, and flows seamlessly to the breakfast nook, which opens onto an oversized composite deck complete with a covered pergola—perfect for outdoor dining and entertaining. A backyard playset with swing adds extra family-friendly appeal. Hardwood flooring spans both the main and upper levels, including the sunken family room with a cozy wood-burning fireplace (gas starter). A dedicated main floor laundry room and convenient half bath complete the main level. Upstairs, the primary suite boasts a large walk-in closet and a fully renovated 3-piece ensuite (2024). Two additional generously sized bedrooms and a brand-new 4-piece bath (2024) round out the upper floor. The fully finished basement offers a spacious rec room, private office/den, and an additional 3-piece



bathroomâ€™ideal for guests or a home workspace. Significant upgrades: replaced double pane vinyl windows in 2011 (35 year transferrable warranty included) and added attic insulation (2024), high-efficiency furnace (2007), hot water tank replacement (2023), electrical panel upgrade (2018), COMPLETE basement renovation (2014), updated light fixtures, and FULL REPLACEMENT of POLY-B piping. The double attached garage is insulated for year-round utility. This is a move-in ready home that checks every box in a location thatâ€™s hard to beat!

Built in 1987

**Essential Information**

|                |                |
|----------------|----------------|
| MLS® #         | A2231744       |
| Price          | \$749,900      |
| Bedrooms       | 3              |
| Bathrooms      | 4.00           |
| Full Baths     | 3              |
| Half Baths     | 1              |
| Square Footage | 1,923          |
| Acres          | 0.14           |
| Year Built     | 1987           |
| Type           | Residential    |
| Sub-Type       | Detached       |
| Style          | 2 Storey Split |
| Status         | Active         |

**Community Information**

|             |                          |
|-------------|--------------------------|
| Address     | 179 Scenic Hill Close Nw |
| Subdivision | Scenic Acres             |
| City        | Calgary                  |
| County      | Calgary                  |
| Province    | Alberta                  |
| Postal Code | T3L 1P9                  |

**Amenities**

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

## Interior

|                   |  |
|-------------------|--|
| Interior Features | Kitchen Island, Pantry, Quartz Counters, Vaulted Ceiling(s)  |
| Appliances        | Central Air Conditioner, Dishwasher, Electric Stove, Garage Control(s), Range Hood, Refrigerator, Washer/Dryer, Window Coverings |
| Heating           | Forced Air, Natural Gas  |
| Cooling           | Central Air  |
| Fireplace         | Yes  |
| # of Fireplaces   | 1  |
| Fireplaces        | Gas Log, Wood Burning  |
| Has Basement      | Yes  |
| Basement          | Finished, Full   |

## Exterior

|                   |  |
|-------------------|--|
| Exterior Features | Playground, Private Entrance, Private Yard             |
| Lot Description   | Corner Lot, Landscaped, Lawn, Private, Rectangular Lot |
| Roof              | Metal  |
| Construction      | Brick, Vinyl Siding, Wood Frame                        |
| Foundation        | Poured Concrete  |

## Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | June 16th, 2025 |
| Days on Market | 2               |
| Zoning         | R-CG            |

## Listing Details

|                |                                    |
|----------------|------------------------------------|
| Listing Office | RE/MAX Real Estate (Mountain View) |
|----------------|------------------------------------|

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