

\$2,499,900 - 10 Devonian Ridge Place, Rural Rocky View County

MLS® #A2237495

\$2,499,900

5 Bedroom, 4.00 Bathroom, 2,390 sqft
Residential on 1.98 Acres

Springbank, Rural Rocky View County, Alberta

Experience luxury redefined in one of Springbank's most prestigious new communities—Devonian Ridge Estates.

Set on 2 acres and located just 20 minutes from downtown Calgary, 30 minutes to the mountains, and across the street from Springbank Links Golf Course, this custom-built estate delivers a rare blend of serenity, sophistication, and convenience.

Enjoy quick access to Springbank Airport (5 minutes away) and the upcoming Bingham Crossing lifestyle centre, which will feature boutique shopping, dining, wellness services, and a new Costco—everything you need, moments from your door.

This architectural showpiece offers over 5,500 sq ft of elevated living across three levels, with 5 outdoor living spaces and panoramic views from every window. Designed as a fully integrated smart home, it features whole-home surround sound, two high-efficiency furnaces, two air conditioners, and epoxy flooring with in-floor heating rough-ins in the walkout basement.

The interior stuns from the start—with vaulted ceilings, an 18 ft wall of windows, and a 3-storey fireplace anchoring the grand living room. The gourmet kitchen and formal dining



room flow seamlessly to an expansive deck that overlooks 4 cascading waterfalls and your private, manicured estate—perfect for unforgettable gatherings or tranquil evenings at home.

The main-floor primary suite is a true retreat, featuring a spa-inspired 5-piece ensuite, custom walk-in closet, private patio, and in-suite laundry for the ultimate convenience. A second laundry area downstairs adds functionality for families or guests.

Upstairs, a 1,300 sq ft rooftop patio offers jaw-dropping views of the city skyline, COP, the river valley, and Springbank Links Golf Course—a rare vantage point ideal for sophisticated entertaining or quiet moments under the stars.

The walkout basement is built for lifestyle, with a games area, wet bar, gym, cozy fireplace lounge, three spacious bedrooms, a flexible, soundproofed media room (or 5th bedroom), gym area and a heated 5-car garage ready for your collection.

As a resident of Devonian Ridge Estates, you™ enjoy a private community space with a pond, beach, gazebo, putting green, and a pathway leading to the Bearspaw Reservoir and a peaceful swimming inlet, all set against over 100 acres of protected parkland.

This is more than a home—it™s a lifestyle. Where luxury, location, and nature meet. Welcome to Springbank™s most exclusive escape—10 Devonian Ridge Place.

Built in 1971

Essential Information

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|----------------|----------------------------------|
| MLS® # | A2237495 |
| Price | \$2,499,900 |
| Bedrooms | 5 |
| Bathrooms | 4.00 |
| Full Baths | 3 |
| Half Baths | 1 |
| Square Footage | 2,390 |
| Acres | 1.98 |
| Year Built | 1971 |
| Type | Residential |
| Sub-Type | Detached |
| Style | Bungalow, Acreage with Residence |
| Status | Active |

Community Information

| | |
|-------------|-------------------------|
| Address | 10 Devonian Ridge Place |
| Subdivision | Springbank |
| City | Rural Rocky View County |
| County | Rocky View County |
| Province | Alberta |
| Postal Code | T3Z 1E2 |

Amenities

| | |
|----------------|--|
| Amenities | Beach Access, Gazebo, Other, Park, Picnic Area, Golf Course |
| Utilities | Sewer Connected, Cable at Lot Line, Electricity at Lot Line, High Speed Internet Available, Natural Gas at Lot Line, Phone At Lot Line |
| Parking Spaces | 5 |
| Parking | 220 Volt Wiring, Additional Parking, Driveway, Front Drive, Garage Door Opener, Garage Faces Front, Heated Garage, Insulated, Oversized, RV Access/Parking, See Remarks, Quad or More Attached |
| # of Garages | 5 |
| Waterfront | Beach Access, Pond, River Access, See Remarks, Stream |

Interior

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|-------------------|---|
| Interior Features | Bar, Built-in Features, Central Vacuum, Chandelier, Closet Organizers, Double Vanity, Dry Bar, French Door, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, See Remarks, Separate Entrance, Vaulted Ceiling(s), Vinyl Windows, Walk-In Closet(s), Wet Bar, Wired for Sound, Smart Home, Wired for Data |
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| Appliances | Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Gas Range, Microwave, Range Hood, Refrigerator, Washer, Washer/Dryer Stacked, Wine Refrigerator, Built-In Gas Range, Gas Water Heater |
| Heating | High Efficiency, Fireplace(s), Forced Air, Hot Water, Natural Gas, In Floor, In Floor Roughed-In |
| Cooling | Central Air |
| Fireplace | Yes |
| # of Fireplaces | 2 |
| Fireplaces | Basement, Family Room, Gas, Great Room, See Remarks, Masonry |
| Has Basement | Yes |
| Basement | Exterior Entry, Finished, Full, Walk-Out |

Exterior

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|-------------------|---|
| Exterior Features | BBQ gas line, Garden, Lighting, Other, Private Yard, Barbecue, Outdoor Kitchen, Uncovered Courtyard |
| Lot Description | Back Yard, Corner Lot, Cul-De-Sac, Front Yard, Gazebo, Landscaped, Other, Private, See Remarks, Treed, Views, Creek/River/Stream/Pond, Environmental Reserve, Gentle Sloping, Meadow, Secluded, Waterfall |
| Roof | Flat Torch Membrane, Asphalt Shingle, Flat, Membrane, Other |
| Construction | Stucco, Cedar |
| Foundation | Poured Concrete |

Additional Information

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| Date Listed | July 7th, 2025 |
| Days on Market | 5 |
| Zoning | Country Residential |

Listing Details

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| Listing Office | Century 21 All Stars Realty Ltd. |
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