

\$1,795,000 - 39 Springside Street, Rural Rocky View County

MLS® #A2250001

\$1,795,000

3 Bedroom, 3.00 Bathroom, 2,328 sqft
Residential on 2.00 Acres

NONE, Rural Rocky View County, Alberta

Located in the heart of Springbank, just minutes west of Calgary's city limits, this beautifully secluded bungalow offers over 4,300 sq. ft. of developed living space. Tucked away at the end of a private drive, the property immediately impresses with its mature landscaping and serene setting.

Inside, the home welcomes you with a spacious foyer that opens to a dramatic great room featuring a soaring floor-to-ceiling fireplace. The main floor also hosts a gourmet kitchen designed for the current owner, complete with professional-grade appliances, a large centre island, and access to a screened-in sun deck on the south side of the property. A formal dining room, office/retreat, and a warm, inviting layout make the main level ideal for both daily living and entertaining.

The primary suite is a true sanctuary, highlighted by hardwood floors, vaulted ceilings, skylights, and a stunning ensuite featuring a modern walk-in shower and a deep Japanese-style soaker tub.

The fully developed lower level continues the theme of comfort with hardwood floors, a large family room anchored by a vintage wood-burning stove, two additional bedrooms, and a newly renovated three-piece bath.



The property offers exceptional outdoor living with expansive south- and east-facing sun decks, a greenhouse, and a utility shed. A triple-car garage with an EV charging station complements the home, while solar panels provide energy efficiency—routinely generating surplus energy back to the grid.

This residence is a quintessential example of Springbank living: private, peaceful, and perfectly located. With quick access to Calgary’s Ring Road, commuting downtown or to the airport is effortless. Nearby amenities include local shops, services, and access to both public and private schools.

This is a rare opportunity to own a secluded, thoughtfully designed home in one of the area’s most desirable settings.

Built in 1979

Essential Information

MLS® #	A2250001
Price	\$1,795,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,328
Acres	2.00
Year Built	1979
Type	Residential
Sub-Type	Detached
Style	Acreage with Residence, Bungalow
Status	Active

Community Information

Address	39 Springside Street
Subdivision	NONE

City	Rural Rocky View County
County	Rocky View County
Province	Alberta
Postal Code	T3Z 3M1

Amenities

Parking Spaces	6
Parking	Triple Garage Attached
# of Garages	3

Interior

Interior Features	Breakfast Bar, Built-in Features, Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, Recessed Lighting, Skylight(s), Soaking Tub, Stone Counters, Storage, Walk-In Closet(s)
Appliances	None
Heating	Hot Water
Cooling	None
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Gas, Wood Burning
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Lighting, Private Entrance, Private Yard, Rain Gutters
Lot Description	Views
Roof	Rubber
Construction	Brick, Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	August 22nd, 2025
Days on Market	3
Zoning	R-1

Listing Details

Listing Office	RE/MAX House of Real Estate
----------------	-----------------------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services

provided by real estate professionals who are members of CREA. Used under license.