

# \$693,990 - 124 Yorkstone Crescent Sw, Calgary

MLS® #A2259154

## \$693,990

3 Bedroom, 3.00 Bathroom, 2,023 sqft  
Residential on 0.09 Acres

Yorkville, Calgary, Alberta

The Monarch was uniquely designed to reimagine livability, with shorter hallways, brighter windows, an oversized kitchen island, and a charming open concept main floor. It is part of Mattamy’s WideLot™ collection, featuring a dream wrap-around veranda, large and plentiful windows to enjoy the natural light and all the extra space of a neighborhood corner lot. Create your own private escape in the upper loft. Escape to your primary bedroom with a walk-in closet built for 2 and ensuite. Space will never be an issue with bedrooms 2 and 3 each having their own large closets. A separate side entrance and 9' foundation has been added to your benefit for any future basement development plans. Mattamy includes 8 solar panels on all homes as a standard inclusion! \*Photos & virtual tour are representative.



Built in 2025

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | A2259154  |
| Price          | \$693,990 |
| Bedrooms       | 3         |
| Bathrooms      | 3.00      |
| Full Baths     | 2         |
| Half Baths     | 1         |
| Square Footage | 2,023     |
| Acres          | 0.09      |

|            |             |
|------------|-------------|
| Year Built | 2025        |
| Type       | Residential |
| Sub-Type   | Detached    |
| Style      | 2 Storey    |
| Status     | Active      |

### Community Information

|             |                           |
|-------------|---------------------------|
| Address     | 124 Yorkstone Crescent Sw |
| Subdivision | Yorkville                 |
| City        | Calgary                   |
| County      | Calgary                   |
| Province    | Alberta                   |
| Postal Code | T2X0T9                    |

### Amenities

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

### Interior

|                   |                                                                                                                                                        |
|-------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Bathroom Rough-in, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Separate Entrance, Sump Pump(s), Walk-In Closet(s), Stone Counters |
| Appliances        | Dishwasher, Electric Cooktop, Electric Oven, Freezer, Humidifier, Microwave, Refrigerator                                                              |
| Heating           | Forced Air, Natural Gas                                                                                                                                |
| Cooling           | None                                                                                                                                                   |
| Fireplace         | Yes                                                                                                                                                    |
| # of Fireplaces   | 1                                                                                                                                                      |
| Fireplaces        | Electric, Insert                                                                                                                                       |
| Has Basement      | Yes                                                                                                                                                    |
| Basement          | Full, Unfinished                                                                                                                                       |

### Exterior

|                   |                                                           |
|-------------------|-----------------------------------------------------------|
| Exterior Features | Lighting                                                  |
| Lot Description   | Back Yard, Corner Lot, Landscaped, Level, Street Lighting |
| Roof              | Asphalt Shingle                                           |
| Construction      | Vinyl Siding, Wood Frame                                  |
| Foundation        | Poured Concrete                                           |

**Additional Information**

|                |                      |
|----------------|----------------------|
| Date Listed    | September 22nd, 2025 |
| Days on Market | 4                    |
| Zoning         | TBD                  |

**Listing Details**

|                |                    |
|----------------|--------------------|
| Listing Office | Bode Platform Inc. |
|----------------|--------------------|

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