

# \$539,900 - 111 Aspen Hills Villas Sw, Calgary

MLS® #A2221820

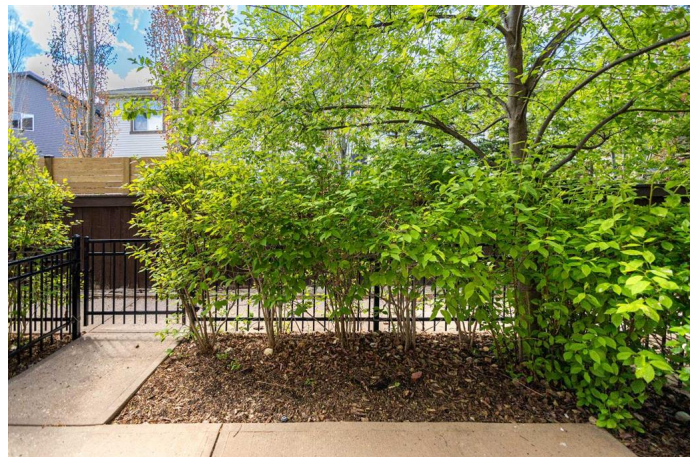
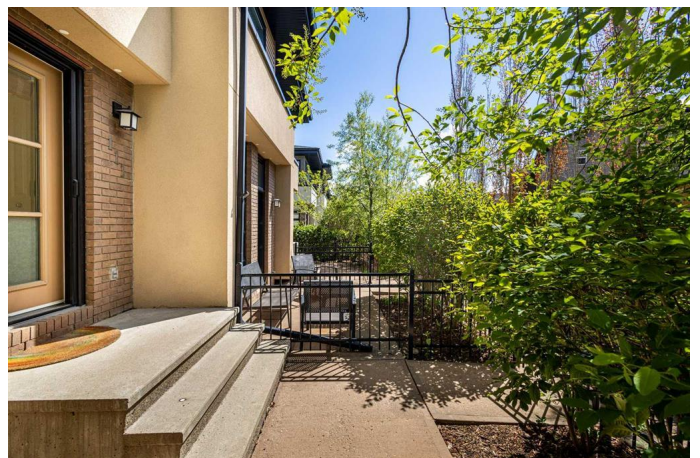
**\$539,900**

3 Bedroom, 3.00 Bathroom, 1,210 sqft

Residential on 0.00 Acres

Aspen Woods, Calgary, Alberta

Welcome to Mosaic of Aspen Hills, nestled in Calgary's prestigious Aspen Woods neighborhood. Ideally situated just minutes from Aspen Landing shopping center, residents enjoy convenient access to shops, restaurants, top ranked schools, parks, public transit and a wealth of other amenities. This elegant three-bedroom, two-and-half-bathroom townhome offers a thoughtfully designed layout that is sure to impress. Entering into the home, hardwood floors flow throughout the main living area and kitchen. Upon entry, you are greeted by gleaming hardwood floors that flow seamlessly through the main living area and kitchen. The contemporary open-concept floor plan is bathed in natural light throughout the day, creating a warm and inviting atmosphere. This contemporary open floor plan is naturally well lit during the day. The gourmet kitchen features stainless steel appliances, a granite island countertop, and ample cabinetry for all your culinary needs. A dedicated dining area and a versatile den space overlook the private balcony, perfect for both relaxation and entertaining. The upper level hosts three generously sized bedrooms, including a spacious primary suite complete with a walk-in closet and a private ensuite bathroom. The lower level offers abundant storage space and provides direct access to the attached double garage. This beautifully home is an exceptional opportunity to live in one of Calgary's most desirable communities.



Built in 2007

## Essential Information

|                |               |
|----------------|---------------|
| MLS® #         | A2221820      |
| Price          | \$539,900     |
| Bedrooms       | 3             |
| Bathrooms      | 3.00          |
| Full Baths     | 2             |
| Half Baths     | 1             |
| Square Footage | 1,210         |
| Acres          | 0.00          |
| Year Built     | 2007          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 2 Storey      |
| Status         | Active        |

## Community Information

|             |                           |
|-------------|---------------------------|
| Address     | 111 Aspen Hills Villas Sw |
| Subdivision | Aspen Woods               |
| City        | Calgary                   |
| County      | Calgary                   |
| Province    | Alberta                   |
| Postal Code | T3H 0H7                   |

## Amenities

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

## Interior

|                   |   |
|-------------------|---|
| Interior Features | No Animal Home, No Smoking Home   |
| Appliances        | Dishwasher, Dryer, Electric Stove, Refrigerator, Washer, Window Coverings |
| Heating           | Forced Air  |
| Cooling           | None  |
| Has Basement      | Yes   |
| Basement          | Partial, Unfinished   |

**Exterior**

|                   |                 |
|-------------------|-----------------|
| Exterior Features | Other           |
| Lot Description   | See Remarks     |
| Roof              | Asphalt Shingle |
| Construction      | Wood Frame      |
| Foundation        | Poured Concrete |

**Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | May 16th, 2025 |
| Days on Market | 9              |
| Zoning         | DC             |

**Listing Details**

|                |                      |
|----------------|----------------------|
| Listing Office | Homecare Realty Ltd. |
|----------------|----------------------|

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