

# \$899,000 - 51 Ambleside Park Nw, Calgary

MLS® #A2203171

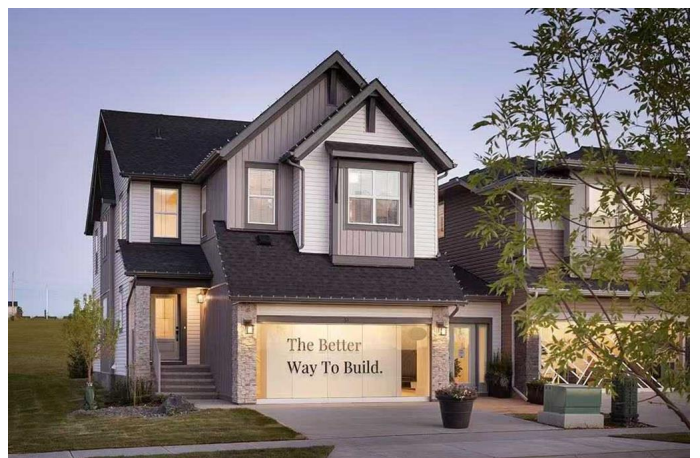
**\$899,000**

4 Bedroom, 3.00 Bathroom, 2,437 sqft

Residential on 0.10 Acres

Ambleton, Calgary, Alberta

Previous Shane Home showhome with 100k Upgrades! Lightly used for only One Year! Welcome to this exceptional two-storey home with stunning pond views! Designed with an expansive open-concept layout, this residence offers over 2,400 square feet of generous living space, complemented by soaring 9-foot ceilings. As you step inside, you're greeted by a grand open-to-above foyer. The chef-inspired kitchen showcases upgraded cabinetry, sleek stainless steel appliances, a stylish chimney-style hood fan, and a spacious walk-in pantry for added convenience. A bright breakfast nook opens onto a spacious deck—perfect for relaxation. The inviting family room showcases an electric fireplace with a stone surround and tiled wall, adding warmth and elegance. The main level is completed by a versatile den, a mudroom, and a convenient full bathroom, all enhanced by luxurious vinyl plank flooring throughout. Upstairs, the master suite—accented with designer-edge wallpaper—boasts a walk-in closet and a spa-like 5-piece ensuite with double sinks. The upper level is completed by a spacious bonus room, three additional well-appointed bedrooms, another 5-piece bathroom, and a laundry room with a sink for added functionality. The full, unfinished basement, also featuring 9-foot ceilings, presents a blank canvas ready for your personal touch. Step outside to the beautifully landscaped backyard, where a spacious deck offers the perfect setting for entertaining family



and friends. Current owner moved into this fantastic showhome in April 2024 and only live there occationally, meaning that the house still looks brand new with remaning new home warranties. Additionally, this home includes upgraded window coverings, a dual-furnace system,gas rough-in, and a sprinkler system. Ideally located near shopping, schools, medical facilities, and entertainment, with easy access to Stoney Trail. Book your private showing today!

Built in 2021

**Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | A2203171    |
| Price          | \$899,000   |
| Bedrooms       | 4           |
| Bathrooms      | 3.00        |
| Full Baths     | 3           |
| Square Footage | 2,437       |
| Acres          | 0.10        |
| Year Built     | 2021        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

**Community Information**

|             |                      |
|-------------|----------------------|
| Address     | 51 Ambleside Park Nw |
| Subdivision | Ambleton             |
| City        | Calgary              |
| County      | Calgary              |
| Province    | Alberta              |
| Postal Code | T3P 1S4              |

**Amenities**

|                |                        |
|----------------|------------------------|
| Amenities      | None                   |
| Parking Spaces | 4                      |
| Parking        | Double Garage Attached |

# of Garages 2

### Interior

Interior Features High Ceilings, Kitchen Island, Open Floorplan, Pantry, Walk-In Closet(s)  
Appliances Dishwasher, Dryer, Electric Stove, Range Hood, Refrigerator, Washer  
Heating Forced Air  
Cooling None  
Fireplace Yes  
# of Fireplaces 1  
Fireplaces Gas  
Has Basement Yes  
Basement Full, Unfinished

### Exterior

Exterior Features Other  
Lot Description Corner Lot  
Roof Asphalt Shingle  
Construction Vinyl Siding, Wood Frame  
Foundation Poured Concrete

### Additional Information

Date Listed April 4th, 2025  
Days on Market 16  
Zoning R-G  
HOA Fees 250  
HOA Fees Freq. ANN

### Listing Details

Listing Office Grand Realty

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.