

\$2,189,000 - 1955 Green Ridge Road Sw, Calgary

MLS® #A2170043

\$2,189,000

6 Bedroom, 4.00 Bathroom, 2,127 sqft

Residential on 0.16 Acres

Glendale., Calgary, Alberta

Coming soon from Buciâ€™s Homes & Developments â€“ a custom-built BRAND NEW BUNGALOW located in the desirable community of Glendale. This thoughtfully designed residence offers a perfect blend of modern sophistication and everyday comfort. As you step through the front door, youâ€™re greeted by a spacious foyer that flows into an open-concept living and dining area with soaring VAULTED CEILINGS across the space, creating an airy and inviting atmosphere. A gas fireplace serves as the living roomâ€™s focal point, offering warmth and elegance. Large windows bathe the space in natural light, while the open flow leads you effortlessly into the chef-inspired kitchen. Equipped with a central island, cooktop, built-in microwave, and wall oven, the kitchen is designed for both function and style. The large walk-in pantry and ample cabinetry ensure you have plenty of storage, while sleek countertops make meal prep a breeze. Step outside through the bi-parting patio doors to a wood deck, perfect for summer BBQs or enjoying a morning coffee in the fresh air, with a second deck off the dedicated dining room for a BBQ for effortless outdoor cooking! Conveniently located just off the kitchen is a mudroom with an extensive built-in coat closet and a bench, helping to keep coats and shoes organized. This practical space leads to the detached garage, designed to make daily comings and goings seamless. The main floor is also home to a private, elegant powder room



and two spacious bedrooms, each offering ample closet space and sharing a stylish Jack-and-Jill bathroom, complete with modern fixtures and finishes. Across the home for additional privacy, the primary bedroom is a true retreat. With a high tray ceiling and expansive windows, this sanctuary offers a peaceful escape from the hustle and bustle of life. The luxurious ensuite features a freestanding tub, oversized walk-in shower, and double vanity sinks, along with a large walk-through closet with built-in shelving and an island with pocket door access to the oversized laundry room. Downstairs, the fully finished basement expands your living space, featuring a large rec room thatâ€™s perfect for movie nights or gatherings. A wet bar adds an element of luxury to the space and also includes two more generous bedrooms, a home gym or office, and a wine cellar for the connoisseurs. Youâ€™ll find ample storage throughout, making this home as functional as it is beautiful. This home sits on a beautifully landscaped lot with a front porch that offers a perfect spot to enjoy the outdoors. The community of Glendale is known for its mature trees, wide streets, and welcoming atmosphere. Itâ€™s the perfect neighbourhood for families, offering easy access to downtown Calgary, excellent schools, and parks like Turtle Hill and Optimist Athletic Park, where residents enjoy year-round activities. With nearby shopping, dining, and transit options, Glendale offers the ideal balance between suburban tranquillity and urban convenience.

Built in 2025

Essential Information

| | |
|----------|-------------|
| MLS® # | A2170043 |
| Price | \$2,189,000 |
| Bedrooms | 6 |

| | |
|----------------|-------------|
| Bathrooms | 4.00 |
| Full Baths | 3 |
| Half Baths | 1 |
| Square Footage | 2,127 |
| Acres | 0.16 |
| Year Built | 2025 |
| Type | Residential |
| Sub-Type | Detached |
| Style | Bungalow |
| Status | Active |

Community Information

| | |
|-------------|--------------------------|
| Address | 1955 Green Ridge Road Sw |
| Subdivision | Glendale. |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T3E 4B2 |

Amenities

| | |
|----------------|------------------------|
| Parking Spaces | 5 |
| Parking | Triple Garage Detached |
| # of Garages | 3 |

Interior

| | |
|-------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Built-in Features, Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, Open Floorplan, Pantry, Quartz Counters, Recessed Lighting, Vaulted Ceiling(s), Wet Bar, Walk-In Closet(s) |
| Appliances | Dishwasher, Refrigerator, Built-In Oven, Gas Cooktop, Microwave, Range Hood |
| Heating | Forced Air, Natural Gas |
| Cooling | Rough-In |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Gas, Living Room |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|--------------------------------------------------|
| Exterior Features | Private Yard, BBQ gas line, Private Entrance |
| Lot Description | Back Yard, Corner Lot, Low Maintenance Landscape |
| Roof | Asphalt Shingle |
| Construction | Brick, Composite Siding |
| Foundation | Poured Concrete |

Additional Information

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|----------------|--------------------|
| Date Listed | October 17th, 2024 |
| Days on Market | 192 |
| Zoning | R-CG |

Listing Details

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

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