

\$375,000 - 810, 120 Silvercreek Close Nw, Calgary

MLS® #A2255702

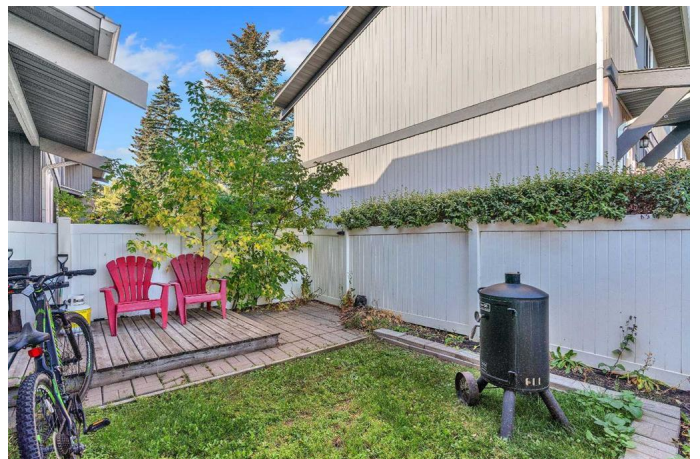
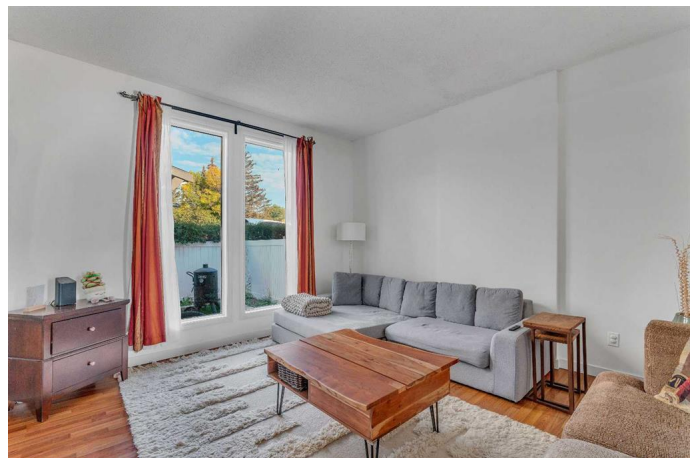
\$375,000

3 Bedroom, 3.00 Bathroom, 1,071 sqft

Residential on 0.00 Acres

Silver Springs, Calgary, Alberta

RARE 2-STOREY NW TOWNHOME WITH BACKYARD IN PRIME LOCATION NEAR U OF C + BOW RIVER IN SILVER SPRINGS! Welcome to Silver Pines, a well-managed complex in the heart of Silver Springs, one of NW Calgary's most desirable and walkable communities! This lovingly maintained 2-storey townhome offers incredible value with 3 bedrooms, 1 parking stall, a fully fenced backyard, and a finished basement – a rare combination at this price point. Stepping inside, the main floor greets you with an open-concept layout featuring a bright white kitchen with a nice big window over the sink, a generous dining area, and a spacious sunken living room. The living room has beautiful floor to ceiling windows and laminate floors. The back door steps out to your private backyard, complete with a small deck, lawn, some garden space and full fencing – perfect for kids, pets, or hosting summer BBQs! A 2pc powder room for guests finishes off the main floor. Upstairs, you'll find 3 good-sized bedrooms, and a 4-piece bathroom with a full-height tile surround and granite vanity. The finished basement offers even more space for a rec room, home office, gym, or flex space, complete with a 3pc bathroom and laundry area. This home has been very well taken care of, with thoughtful updates and pride of ownership throughout. The condo complex has a playground just next door and Silver Hill Shopping Plaza across the street. On top of that you're located down the



block from Silvercreek Park, which is a Bow River Pathway. This pathway connects to Bowmont Park, Beach & the Botanical Gardens of Silver Springs, endless walking and biking trails on the shores of the Bow River which you could follow from one end of the city to the other. You're also a 10 minute drive from the University of Calgary, Market Mall, Alberta Children's Hospital, SAIT, Winsport Park, Baker Park, Silver Springs Golf Club and all the amenities the University District has to offer. Access to the rest of the city is easy through several nearby major roadways including Crowchild Trail, Stoney Trail & 16th Ave. Jumping in the car: Downtown is a 22 min drive (16.1KM), Airport is a 22 min drive (28.3KM), & Banff is a 1 hr 13 min drive (117KM).

Built in 1976

Essential Information

MLS® #	A2255702
Price	\$375,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,071
Acres	0.00
Year Built	1976
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

Community Information

Address	810, 120 Silvercreek Close Nw
Subdivision	Silver Springs
City	Calgary

County	Calgary
Province	Alberta
Postal Code	T3B 4G5

Amenities

Amenities	Park, Visitor Parking
Parking Spaces	1
Parking	Parking Pad, Paved, Stall

Interior

Interior Features	High Ceilings, No Smoking Home, Storage
Appliances	Dishwasher, Dryer, Electric Stove, Range Hood, Refrigerator, Washer
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Garden, Private Yard
Lot Description	Back Yard, Dog Run Fenced In, Level
Roof	Asphalt Shingle
Construction	Wood Frame, Wood Siding
Foundation	Poured Concrete

Additional Information

Date Listed	September 18th, 2025
Days on Market	9
Zoning	M-CG d44

Listing Details

Listing Office	RE/MAX First
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