



THE
A-TEAM

**RE/MAX
FIRST**

910 CREEKSIDE Boulevard, Calgary T2X 5G8

MLS®#: **A2197907** Area: **Pine Creek** Listing Date: **02/27/25** List Price: **\$679,888**
 Status: **Active** County: **Calgary** Change: **None** Association: **Fort McMurray**



General Information

Prop Type: **Residential**
 Sub Type: **Detached**
 City/Town: **Calgary**
 Year Built: **2025**
Lot Information
 Lot Sz Ar: **2,594 sqft**
 Lot Shape:

Finished Floor Area
 Abv Sqft: **1,365**
 Low Sqft:
 Ttl Sqft: **1,365**

DOM

1
Layout
 Beds: **4 (3 1)**
 Baths: **3.5 (3 1)**
 Style: **2 Storey**

Parking

Ttl Park: **2**
 Garage Sz:

Access:
 Lot Feat: **Back Lane,Back Yard,City Lot**
 Park Feat: **Parking Pad**

Utilities and Features

Roof: **Asphalt Shingle**
 Heating: **Forced Air**
 Sewer:
 Ext Feat: **Private Entrance,Private Yard**

Construction: **Stone,Vinyl Siding**
 Flooring: **Carpet,Tile**
 Water Source:
 Fnd/Bsmt: **Poured Concrete**

Kitchen Appl: **Dishwasher,Gas Stove,Refrigerator,Washer/Dryer,Washer/Dryer Stacked**
 Int Feat: **Open Floorplan,Quartz Counters,Separate Entrance,Vinyl Windows**
 Utilities:

Room Information

<u>Room</u>	<u>Level</u>	<u>Dimensions</u>	<u>Room</u>	<u>Level</u>	<u>Dimensions</u>
			<u>Legal/Tax/Financial</u>		

Title: **Fee Simple**
 Legal Desc: **2310778**
 Zoning: **R-Gm**

Remarks

Pub Rmks: **BE THE FIRST ONE TO LIVE IN THIS BRAND-NEW HOUSE!! This 3+1 bedroom home with a legal suite, amazingly designed by Anthem, has plenty of room for the**

entire family to enjoy. The main floor boasts an open floor plan with luxury vinyl flooring throughout, a living room, and dining area perfect for entertaining many guests. The spacious L-shaped kitchen overlooks the sunny south backyard and is equipped with quartz countertops, a built-in microwave, gas range, and an upgraded refrigerator. The upper level has a spacious master bedroom with a walk-in closet and 4-piece en-suite. This floor also has two good-sized bedrooms, a laundry room, and a full bathroom. The builder-developed legal suite has a side entrance, 9-foot ceilings, a spacious living room, a gallery-style kitchen with quartz counters and stainless steel appliances, a good-sized bedroom, a full bath, and a separate laundry area. The mechanical room has two separate furnaces and two hot water tanks for extra convenience. The house is situated on a deep lot with a big backyard perfect for summer parties, and plenty of street parking is available. Easy access to Stoney/Deerfoot Trail, shopping, South Health Campus, schools, Sikome Lake, and Fish Creek Provincial Park. **DON'T LET THIS SLIP AWAY! Call your favorite realtor to book a showing to experience this amazing house in person!! OR CHECK OUT THE VIRTUAL TOUR!**

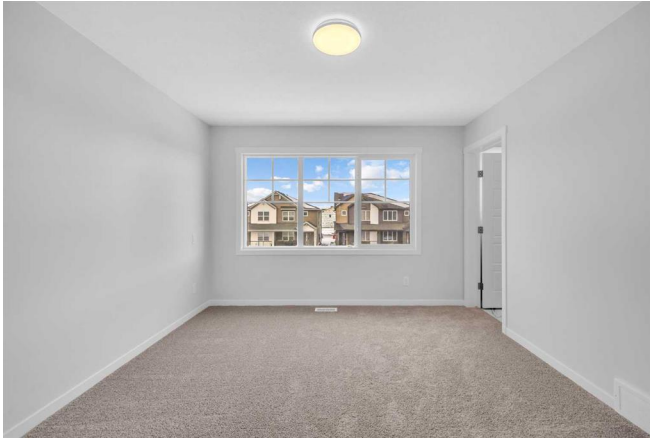
Inclusions:
Property Listed By:

NA
eXp Realty

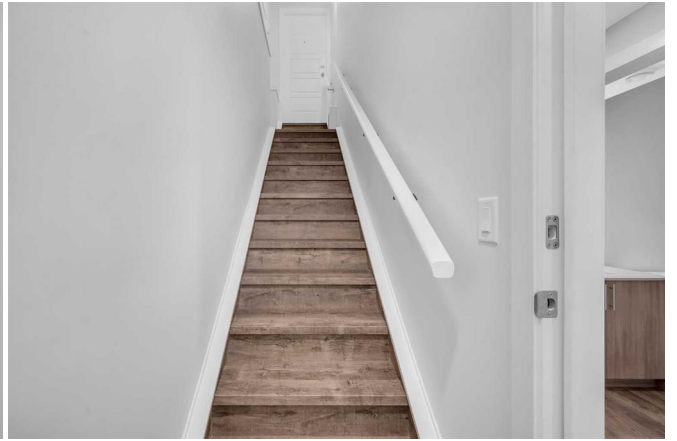
TO VIEW THIS PROPERTY WITH AN A-TEAM BUYER'S AGENT PLEASE CONTACT (587) 700-7123













910 Creekside Blvd, Calgary, AB

Main Floor Exterior Area 661.17 sq ft
Interior Area 595.65 sq ft



PREPARED: 2025/02/22



While regions are excluded from total floor area in OACDE floor plans, all room dimensions and floor areas must be considered approximate and are subject to independent verification.

910 Creekside Blvd, Calgary, AB

Upper Floor Exterior Area 714.07 sq ft
Interior Area 638.54 sq ft



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Basement (Below Grade) Exterior Area 590.45 sq ft
Interior Area 528.32 sq ft



PREPARED: 2025/02/22



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