$1,550,000 - 30 Silverado Ranch Way Sw, Calgary

MLS® #A2206522

$1,550,000
4 Bedroom, 4.00 Bathroom, 3,018 sqft
Residential on 0.32 Acres

Silverado, Calgary, Alberta

Make this home your Dream Home! This bright and welcoming one-and-a-half-story executive home has a triple attached garage, over 3000 square feet of living space above ground and was a finalist in the 2014 SAM Awards.

As you enter you will be swept away by the elegant curved open riser staircase and 2 sided feature stone fireplace leading to your spacious great room with 13â€™ ceilings. Picture yourself preparing delicious meals on your spacious granite-topped island, surrounded by stunning views of your expansive yard through large windows. Unwind with a soothing afternoon tea or coffee in the newly added 9â€™9 x 13â€™10 Sunroom, perfectly positioned to take in the beauty of your massive backyard. The large dining room is perfect for entertaining. The main floor has a beautiful master bedroom with a vaulted ceiling, a 5 piece ensuite, and a large walk-in closet that conveniently leads directly to your laundry room. Finishing off your main floor is a large den/office with double French doors for just enough privacy.

The second floor has a bedroom, a full 4 pc bath and a quiet loft area making a perfect retreat for guests or the kids.

The recently developed basement offers 9' ceilings and more lifestyle options, with two recreational areas, a 2-sided fireplace, a wine room with a wet bar, 2 large bedrooms and 3

piece bathroom, and a massive storage area too! There are 2 furnaces; One to heat the basement level and a zoned furnace plus central air conditioning to control your main and upper levels with separate temperature control for each floor. The kitchen is equipped with an electric gas top. The home has a built-in speaker system on the main floor as well as the outside deck. The landscaped yard backs onto a linear park and boasts a maintenance-free composite fence and deck, gas BBQ line, underground sprinkler system and decorative stamped concrete edging around all flower/tree beds.

This stunning home offers the perfect blend of convenience and recreation, with easy access to various amenities such as Spruce Meadows, the Sirocco Golf Course, and major roadways like Stoney Trail and Bragg Creek, making weekend getaways to the mountains a breeze. Families will appreciate the numerous educational options nearby, including high schools, junior highs, and elementary schools. Additionally, nature lovers will delight in the proximity to the beautiful environmental reserve, where you can enjoy leisurely walks, bike rides, and quality time with your family, surrounded by serene natural beauty. To highlight the homeâ€™s exterior charm, permanent lights have been installed around the house, providing a warm and inviting ambiance that shines bright day and night.

Built in 2013

Essential Information

MLS® #	A2206522
Price	$1,550,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3

Half Baths	1
Square Footage	3,018
Acres	0.32
Year Built	2013
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	30 Silverado Ranch Way Sw
Subdivision	Silverado
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2X0M6

Amenities

Amenities	Other
Parking Spaces	6
Parking	Concrete Driveway, Front Drive, Triple Garage Attached
# of Garages	6

Interior

Interior Features	Bar, French Door, Granite Counters, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Pantry, Vaulted Ceiling(s), Walk-In Closet(s)
Appliances	Built-In Oven, Central Air Conditioner, Dishwasher, Dryer, Electric Cooktop, Garage Control(s), Garburator, Microwave Hood Fan, Range Hood, Refrigerator, Washer, Wine Refrigerator
Heating	Fireplace(s), Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Basement, Decorative, Double Sided, Family Room, Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Garden
Lot Description	Back Yard, Backs on to Park/Green Space, Front Yard, Fruit Trees/Shrub(s), Garden, Landscaped, Level, Rectangular Lot, Underground Sprinklers
Roof	Asphalt Shingle
Construction	Stone, Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	March 28th, 2025
Days on Market	35
Zoning	DC
HOA Fees	210
HOA Fees Freq.	ANN

Listing Details

Listing Office	eXp Realty

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