

# \$1,156,000 - 217 Spring Creek Circle, Calgary

MLS® #A2188291

**\$1,156,000**

4 Bedroom, 3.00 Bathroom, 2,064 sqft

Residential on 0.10 Acres

Springbank Hill, Calgary, Alberta

Introducing a pre-construction opportunity by Shane Homes in Calgary's prestigious Aspen Spring Estates. The Katalina - designed for modern families, featuring 4 bedrooms—including one on the main floor—a super kitchen with a 7-ft island, built-in wall oven, microwave, gas cooktop, and walk-in pantry. Upstairs, enjoy a central family room and spacious bedrooms with walk-in closets; the owner's bedroom boasts a luxurious 5-piece ensuite. The undeveloped basement with 9-ft ceilings offers future development potential. Photos are representative.



Built in 2025

## Essential Information

MLS® #	A2188291
Price	\$1,156,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	2,064
Acres	0.10
Year Built	2025
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

## Community Information



Address	217 Spring Creek Circle
Subdivision	Springbank Hill
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H6J6

### **Amenities**

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

### **Interior**

Interior Features	Double Vanity, Granite Counters, Kitchen Island, Pantry, Walk-In Closet(s), Built-in Features, French Door, Wired for Sound
Appliances	Dishwasher, Dryer, Electric Stove, Microwave, Range Hood, Refrigerator, Washer, Gas Water Heater
Heating	Forced Air, Natural Gas
Cooling	None, Rough-In
Has Basement	Yes
Basement	Full, Unfinished

### **Exterior**

Exterior Features	Lighting
Lot Description	Back Yard, No Neighbours Behind
Roof	Asphalt Shingle
Construction	Stone, Stucco, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	January 16th, 2025
Days on Market	85
Zoning	TBD

### **Listing Details**

Listing Office	Bode Platform Inc.
----------------	--------------------

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.