\$900,000 - 477 Tuscany Ravine Road Nw, Calgary

MLS® #A2256154

\$900,000

4 Bedroom, 4.00 Bathroom, 2,136 sqft Residential on 0.09 Acres

Tuscany, Calgary, Alberta

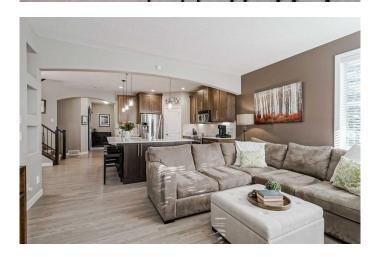
Renovated two-storey home, perfectly situated in the highly desirable community of Tuscany. This stunning residence offers an exceptional blend of modern design and serene living, with a prime location that sides directly onto a park in a quiet area with very few vehicles.

Spanning 2,135.87 square feet above grade, this home features a bright and open-concept floor plan. Recent renovations have given the interior a refreshed feel, including a new kitchen and a redesigned mudroom on the main floor. The rich hardwood floors have been professionally re-sanded, highlighting the home's meticulous upkeep. Enjoy stunning mountain views from the homes main living areas!

The fully developed basement provides additional versatile living space, and the main floor boasts a terrific bonus room, perfect for a family gathering space or a quiet retreat. The home also offers the convenience of a heated garage and the comfort of air conditioning. The outdoor space is just as impressive, featuring a lovely deck with a natural gas line, ideal for barbecuing and entertaining. The meticulously clean property also includes underground sprinklers to keep the landscaping pristine. With its close proximity to walking and biking paths, this home offers an unparalleled lifestyle of comfort and convenience.







Essential Information

MLS® # A2256154 Price \$900,000

Bedrooms 4

Bathrooms 4.00

Full Baths 3
Half Baths 1

Square Footage 2,136
Acres 0.09
Year Built 2006

Type Residential
Sub-Type Detached
Style 2 Storey
Status Active

Community Information

Address 477 Tuscany Ravine Road Nw

Subdivision Tuscany
City Calgary
County Calgary
Province Alberta
Postal Code T3L3B2

Amenities

Amenities Clubhouse, Community Gardens, Park, Parking, Party Room, Picnic

Area, Playground, Racquet Courts, Recreation Room

Parking Spaces 4

Parking Double Garage Attached

of Garages 2

Interior

Interior Features Breakfast Bar, Built-in Features, Closet Organizers, Kitchen Island,

Natural Woodwork, No Smoking Home, Open Floorplan, Pantry, Stone

Counters, Walk-In Closet(s)

Appliances Central Air Conditioner, Dishwasher, Microwave, Microwave Hood Fan,

Refrigerator, Stove(s), Washer/Dryer, Window Coverings

Heating Fireplace(s), Forced Air

Cooling Central Air

Fireplace Yes

of Fireplaces 1

Fireplaces Gas
Has Basement Yes

Basement Finished, Full

Exterior

Exterior Features BBQ gas line, Private Entrance, Private Yard, Storage

Lot Description Back Yard, Few Trees, Front Yard, Landscaped, Lawn, Level, Street

Lighting

Roof Asphalt Shingle

Construction Concrete, Stucco, Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed September 18th, 2025

Days on Market 3

Zoning R-CG

HOA Fees 257

HOA Fees Freq. ANN

Listing Details

Listing Office eXp Realty

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