

\$1,399,900 - 171 Slopeview Drive Sw, Calgary

MLS® #A2258471

\$1,399,900

5 Bedroom, 3.00 Bathroom, 2,100 sqft

Residential on 0.45 Acres

Springbank Hill, Calgary, Alberta

This stunning and charming five-bedroom walkout bungalow offers over 4,000 sq. ft. of fully developed living space in the prestigious gated community of The Slopes in Springbank Hill. Set on a half-acre lot with PANORAMIC MOUNTAIN VIEWS, the home blends elegance, comfort, and convenience—just minutes from Calgary's finest west amenities and top schools in the city.

The main level highlights 12-foot ceilings, natural walnut hardwood floors, and a graceful curved staircase connecting both levels. A large main-floor office offers a quiet workspace. The open-concept living area is anchored by a double-sided fireplace set in an elegant stone feature wall, creating warmth and style between the kitchen, dining, and living spaces. The chef's kitchen boasts a gas cooktop, stainless steel appliances, quartz countertops, abundant cabinetry, and a massive island—perfect for entertaining and everyday living.

The primary suite captures breathtaking mountain vistas, offers direct access to the west-facing deck, and includes a spa-inspired ensuite with a steam shower, soaker tub, double sinks, walk-in closet, and heated floors. A second bedroom with a walk-through bathroom and a convenient main-floor laundry room complete this level.

The fully finished walkout basement with 9-foot ceilings and in-floor heating provides three additional bedrooms—including one currently used as a gym with double French



doors”along with an expansive entertainment and games area, bar, and dining space.

Outdoors, enjoy a south- and west-facing deck, a landscaped half-acre yard, and a triple-car garage with a custom interlocking stone driveway that offers plenty of parking. With air conditioning, a thoughtful floor pan, large windows, elegant design, and proximity to Calgary’s finest schools, major routes, and the mountains, this residence offers a lifestyle as remarkable as its views. Opportunities like this are RARE!

Built in 1998

Essential Information

MLS® #	A2258471
Price	\$1,399,900
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	2,100
Acres	0.45
Year Built	1998
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	171 Slopeview Drive Sw
Subdivision	Springbank Hill
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H4G6

Amenities

Amenities	None
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Parking Spaces	8
Parking	Garage Faces Front, Heated Garage, Insulated, Triple Garage Attached
# of Garages	3

Interior

Interior Features	Built-in Features, Central Vacuum, Chandelier, Closet Organizers, Double Vanity, French Door, High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Storage, Walk-In Closet(s), Wet Bar, Wired for Sound
Appliances	Built-In Oven, Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Garburator, Gas Cooktop, Microwave, Oven-Built-In, Range Hood, Refrigerator, Washer, Water Softener, Window Coverings, Wine Refrigerator
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room, Loft
Has Basement	Yes
Basement	Finished, Full, Walk-Out

Exterior

Exterior Features	BBQ gas line, Fire Pit, Private Yard
Lot Description	Back Yard, Corner Lot, Corners Marked, Fruit Trees/Shrub(s), Gentle Sloping, Irregular Lot, Landscaped, Lawn, No Neighbours Behind, Private, Views
Roof	Cedar Shake
Construction	Metal Frame, Stucco
Foundation	Poured Concrete

Additional Information

Date Listed	September 19th, 2025
Days on Market	2
Zoning	DC (pre 1P2007)
HOA Fees	291
HOA Fees Freq.	MON

Listing Details

Listing Office	Coldwell Banker Mountain Central
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