

# \$529,900 - 25 Aspen Hills Green Sw, Calgary

MLS® #A2255119

**\$529,900**

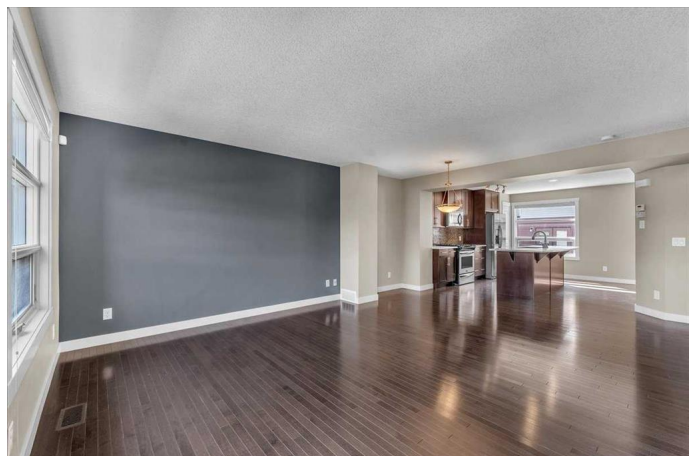
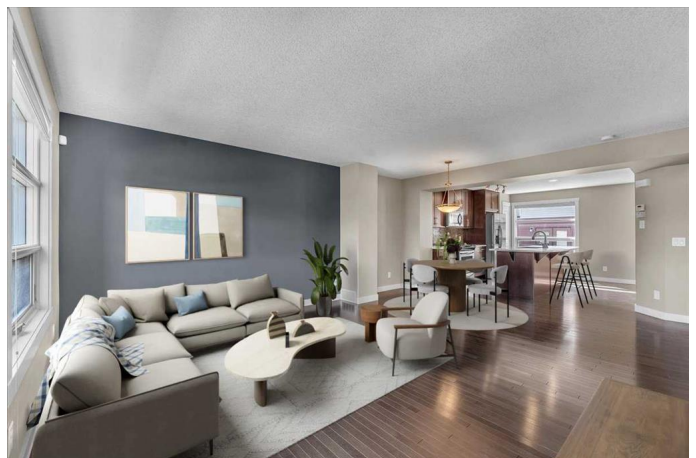
2 Bedroom, 3.00 Bathroom, 1,485 sqft

Residential on 0.00 Acres

Aspen Woods, Calgary, Alberta

**\*\*OPEN HOUSE SATURDAY, OCT 25th:**

**2:00-4:00\*\*** This gorgeous townhome is the one you've been waiting for! Spacious, bright and sophisticated with beautiful finishings and **THREE** levels of living space! It is situated on a quiet tree lined street in the prestigious community of Aspen Woods. This rare layout is the largest in the complex with 1485 SF of developed space! When you step inside you'll be welcomed into a versatile flex room you can tailor to your needs: home office; den; playroom for kids; reading nook, or a mudroom leading to your **DOUBLE** attached garage! Upstairs is your main living space - open, airy, contemporary and bright. You'll love the beautiful kitchen with quartz countertops, stainless steel appliances, pantry and gas range. There is plenty of room for island seating or a full sized dining table, if you love hosting dinner parties. The living room is also a great size, and will easily accommodate a large, cozy furniture or a sectional to lounge in at the end of a long work day. You'll also love the front balcony with views of this gorgeous community. On the top level, you'll find 2 Primary bedroom retreats, both with walk-in closets and large private ensuites. This wonderful, established complex is well-run and the location is everything! Enjoy quiet evening walks along Aspen Woods Lake or Aspen Landing Pond. You'll also love the amenities nearby - restaurants, coffeeshops, groceries just steps away! Don't miss your chance to call this exceptional property your



new home—schedule your private viewing today and experience all that Aspen Woods has to offer!Â Â

Built in 2011

### Essential Information

|                |               |
|----------------|---------------|
| MLS® #         | A2255119      |
| Price          | \$529,900     |
| Bedrooms       | 2             |
| Bathrooms      | 3.00          |
| Full Baths     | 2             |
| Half Baths     | 1             |
| Square Footage | 1,485         |
| Acres          | 0.00          |
| Year Built     | 2011          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 2 Storey      |
| Status         | Active        |

### Community Information

|             |                         |
|-------------|-------------------------|
| Address     | 25 Aspen Hills Green Sw |
| Subdivision | Aspen Woods             |
| City        | Calgary                 |
| County      | Calgary                 |
| Province    | Alberta                 |
| Postal Code | T3H 0H6                 |

### Amenities

|                |                                    |
|----------------|------------------------------------|
| Amenities      | Secured Parking, Visitor Parking   |
| Parking Spaces | 2                                  |
| Parking        | Double Garage Attached, Off Street |
| # of Garages   | 2                                  |

### Interior

|                   |                                                                                                                                         |
|-------------------|-----------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, See Remarks, Vinyl Windows, Walk-In Closet(s) |
|-------------------|-----------------------------------------------------------------------------------------------------------------------------------------|

|            |                                                                                                                             |
|------------|-----------------------------------------------------------------------------------------------------------------------------|
| Appliances | Dishwasher, Dryer, Garage Control(s), Gas Range, Microwave Hood Fan, Refrigerator, Warming Drawer, Washer, Window Coverings |
| Heating    | Forced Air, Natural Gas                                                                                                     |
| Cooling    | None                                                                                                                        |
| Basement   | None                                                                                                                        |

## Exterior

|                   |                                         |
|-------------------|-----------------------------------------|
| Exterior Features | Balcony, BBQ gas line, Private Entrance |
| Lot Description   | Paved                                   |
| Roof              | Asphalt Shingle                         |
| Construction      | Brick, Stucco, Vinyl Siding, Wood Frame |
| Foundation        | Poured Concrete                         |

## Additional Information

|                |                     |
|----------------|---------------------|
| Date Listed    | September 9th, 2025 |
| Days on Market | 72                  |
| Zoning         | DC (pre 1P2007)     |

## Listing Details

|                |             |
|----------------|-------------|
| Listing Office | Real Broker |
|----------------|-------------|

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® 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.