



additional bedrooms, each with vaulted ceilings and ample closet space, share a well-appointed five-piece bathroom. The fully developed lower level adds a beautiful extension of the home with a dedicated gym space, a spacious theatre and recreation room, a wet bar with beverage fridge, a bedroom, and a full bathroom. Additional highlights include air conditioning, full CAT5e wiring, irrigation, exposed aggregate driveway and patios, and a finished heated garage with epoxy floors. Tired of three-putting for bogey? Want to impress your friends and family? This is the yard for you. Featuring a custom putting green that lets you work on your game year-round, the south-facing backyard offers a private retreat with an aggregate patio, professional landscaping, and a massive three-season covered patio with built-in hot tub and space to host gatherings with friends and family. Truly a one-of-a-kind backyard that will make you the envy of the neighbourhood. Situated in a quiet cul-de-sac and within walking distance to parks, pathways, Calgary's top-rated schools, public transit, and the shops and restaurants of West 85th, this home combines elegance, comfort, and convenience in one of Calgary's most sought-after communities. Please reach out today for a private showing.

Built in 2014

Essential Information

MLS® #	A2262618
Price	\$1,450,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,747
Acres	0.10

Year Built	2014
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	86 West Point Mews Sw
Subdivision	West Springs
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H 0X5

Amenities

Parking Spaces	6
Parking	Driveway, Front Drive, Garage Door Opener, Heated Garage, Oversized, Triple Garage Attached
# of Garages	3

Interior

Interior Features	Bookcases, Breakfast Bar, Built-in Features, Chandelier, Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, Open Floorplan, Pantry, Quartz Counters, Recessed Lighting, Storage, Walk-In Closet(s), Wet Bar, Recreation Facilities
Appliances	Bar Fridge, Built-In Oven, Central Air Conditioner, Dishwasher, Garage Control(s), Gas Range, Microwave, Range Hood, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	3
Fireplaces	Basement, Electric, Gas, Living Room, Stone, Other
Has Basement	Yes
Basement	Full

Exterior

Exterior Features	Balcony, BBQ gas line, Lighting, Private Yard, Rain Gutters
Lot Description	Back Yard, Cul-De-Sac, Landscaped, Low Maintenance Landscape
Roof	Asphalt Shingle

Construction	Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	October 21st, 2025
Days on Market	30
Zoning	R-G

Listing Details

Listing Office	RE/MAX House of Real Estate
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