

# \$724,900 - 59 Woodmont Way Sw, Calgary

MLS® #A2242528

**\$724,900**

4 Bedroom, 4.00 Bathroom, 1,754 sqft  
Residential on 0.12 Acres

Woodbine, Calgary, Alberta

Step into a home that holds both comfort and possibility. Nestled in the heart of the cherished, family-friendly Woodbine community, this beautifully upgraded two-storey residence with over 2,600 sq ft of fully developed living space is a sanctuary of warmth and modern elegance. Ideal for extended families or those who love to host, the home offers refined comfort and spa-inspired tranquility just steps from nature. A cascade of natural light fills the home through newer windows, including character-filled bay windows, creating an uplifting flow of air and illumination. The kitchen features stainless steel appliances, a convection oven, a glass-top stove, quartz countertops, a stylish tile backsplash, and generous cabinetry framed by a large window. The adjacent family room, anchored by a traditional wood-burning fireplace with brick surround and built-in shelving, opens to a private enclosed patio/gazebo, ideal for gatherings or serene retreats. A larger living room with a front-facing bay window offers a distinguished space for entertaining, while a sunlit main-floor office with its own bay window doubles as a fifth bedroom. A sleek two-piece washroom and an intelligently designed laundry/powder room complete the main level, offering both practicality and privacy. Upstairs, four generously sized bedrooms await, including a sumptuous master suite with a private three-piece ensuite and oversized walk-in shower. The main bathroom continues



the home's thoughtful design. Immerse yourself in the breathtaking spa retreat, where heated slate stone floors welcome you into a world of calm. A Finnish sauna, European-style toilet, jacuzzi tub with air pump, ambient electric fireplace, and a luxurious steam room with natural stone heated floors, heated bench, and triple rainfall showerheads create a sanctuary that rejuvenates body and soul. The fully finished basement is over 900 sq ft and includes a tranquil recreation room with gym area and a wine cellar equipped with a dedicated utility sink and freezer. Upgrades such as a newer roof (7 years), dual hot water tanks (2017 & 2023), a furnace air purifier, water softener, and hardwood/vinyl/laminate flooring throughout provide peace of mind and enduring value. Outdoors, enjoy a lush lawn under matured lilac trees, a covered patio for year-round comfort, and a uniquely designed drive-through space with double gates(rare find!). Park multiple vehicles, recreational equipment, or business trailers securely in the backyard or along the spacious front lane—perfect for hosting, working, or welcoming. Located just minutes from Fish Creek Provincial Park, Stoney Trail, Costco, schools, shopping, and transit, this exceptional home is both a retreat and a launchpad. Come home to possibility. Come home to sanctuary.

Built in 1980

**Essential Information**

|                |           |
|----------------|-----------|
| MLS® #         | A2242528  |
| Price          | \$724,900 |
| Bedrooms       | 4         |
| Bathrooms      | 4.00      |
| Full Baths     | 3         |
| Half Baths     | 1         |
| Square Footage | 1,754     |

|            |             |
|------------|-------------|
| Acres      | 0.12        |
| Year Built | 1980        |
| Type       | Residential |
| Sub-Type   | Detached    |
| Style      | 2 Storey    |
| Status     | Active      |

### Community Information

|             |                    |
|-------------|--------------------|
| Address     | 59 Woodmont Way Sw |
| Subdivision | Woodbine           |
| City        | Calgary            |
| County      | Calgary            |
| Province    | Alberta            |
| Postal Code | T2W 4L7            |

### Amenities

|                |                                                       |
|----------------|-------------------------------------------------------|
| Parking Spaces | 6                                                     |
| Parking        | Double Garage Attached, Off Street, RV Access/Parking |
| # of Garages   | 2                                                     |

### Interior

|                   |                                                                                                                                                                                                                |
|-------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Breakfast Bar, Built-in Features, Closet Organizers, Jetted Tub, Natural Woodwork, Quartz Counters, Recreation Facilities, Sauna, Skylight(s), Soaking Tub, Storage, Vinyl Windows, Steam Room, Track Lighting |
| Appliances        | Built-In Oven, Dishwasher, Dryer, Freezer, Garage Control(s), Humidifier, Microwave Hood Fan, Refrigerator, Washer, Water Softener, Window Coverings, Convection Oven                                          |
| Heating           | In Floor, Electric, Forced Air, Natural Gas                                                                                                                                                                    |
| Cooling           | None                                                                                                                                                                                                           |
| Fireplace         | Yes                                                                                                                                                                                                            |
| # of Fireplaces   | 2                                                                                                                                                                                                              |
| Fireplaces        | Electric, Family Room, Recreation Room, Wood Burning, Brick Facing, Glass Doors, Masonry, Raised Hearth                                                                                                        |
| Has Basement      | Yes                                                                                                                                                                                                            |
| Basement          | Finished, Full                                                                                                                                                                                                 |

### Exterior

|                   |                                                                                        |
|-------------------|----------------------------------------------------------------------------------------|
| Exterior Features | BBQ gas line, Garden, Lighting, Private Entrance, Private Yard, Rain Barrel/Cistern(s) |
| Lot Description   | Back Lane, Back Yard, Front Yard, Fruit Trees/Shrub(s), Garden,                        |

|              |                                          |
|--------------|------------------------------------------|
|              | Landscaped, Rectangular Lot, Yard Lights |
| Roof         | Asphalt Shingle                          |
| Construction | Concrete, Wood Frame, Wood Siding        |
| Foundation   | Poured Concrete                          |

### **Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | July 24th, 2025 |
| Days on Market | 9               |
| Zoning         | R-CG            |

### **Listing Details**

|                |                              |
|----------------|------------------------------|
| Listing Office | TREC The Real Estate Company |
|----------------|------------------------------|

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