

\$1,249,000 - 30 West Grove Mews Sw, Calgary

MLS® #A2243251

\$1,249,000

4 Bedroom, 4.00 Bathroom, 2,334 sqft

Residential on 0.11 Acres

West Springs, Calgary, Alberta

Welcome to your dream home in a serene Calgary cul-de-sac, where modern luxury meets family-friendly living in this meticulously upgraded Cedarglen-built residence. Nestled in a quiet neighborhood with young families and retirees, this home offers elevated ceilings across all floors for an airy ambiance, LED lighting with a 3-year lifespan, and smart switches for phone-controlled lighting. Custom shelving adorns all closets and pantries, while wireless signal boosters, upgraded CAT ethernet cabling, and a home security system ensure connectivity and peace of mind. Energy-efficient appliances, including a low-water-use dishwasher and washer/dryer, a reverse osmosis system for purified drinking water, and a soft water system enhance daily living. The living room dazzles with a gas fireplace featuring floor-to-ceiling tile, a reinforced TV wall with in-wall cable management, and seven additional windows for abundant light, while the gourmet kitchen boasts a stone sink, upgraded gas stove, and built-in garbage/recycling/compost. ALL NEW CARPET THROUGHOUT! The master suite is an oasis with a custom cabinetry walk-in closet and a spa-inspired ensuite with his-and-her elevated sinks, a fully tiled shower with starphire crystal glass, a bench, and a luxurious tiled bathtub with a full-wall mirror and barn-door entry. The expansive bonus room, with vaulted ceilings, surround sound, and an enlarged layout over the garage, is perfect for gatherings. The basement offers



rubber flooring and mirrors for a home gym, plus a quartz countertop, sink, and storage in a versatile fourth “bedroom” (currently an art room) with a reinforced TV wall. Additional upgrades include a central vacuum system, multi-zone A/C and heating with separate thermostats, upgraded easy-clean toilets, blackout blinds in all bedrooms, and a his-and-her laundry station. Outside, two stone garden beds and an irrigation system await your personal touch. Located steps from a bus stop and within walking distance or a 3-5 minute drive to shops, schools, and amenities, this home is just 10-15 minutes from downtown Calgary and 45 minutes to the mountains, with Banff just over an hour away. In a growing community, this exceptional home blends cutting-edge upgrades with warmth and convenience. Schedule your private viewing today!

Built in 2018

Essential Information

MLS® #	A2243251
Price	\$1,249,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,334
Acres	0.11
Year Built	2018
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	30 West Grove Mews Sw
Subdivision	West Springs

City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H 2B1

Amenities

Parking Spaces	4
Parking	Double Garage Attached, Driveway
# of Garages	2

Interior

Interior Features	Built-in Features, Central Vacuum, Closet Organizers, Double Vanity, Granite Counters, No Smoking Home, Pantry, Smart Home, Storage, Wired for Data, Wired for Sound
Appliances	Built-In Oven, Central Air Conditioner, Dishwasher, Garage Control(s), Gas Range, Microwave, Range Hood, Refrigerator, Washer/Dryer, Water Purifier, Window Coverings
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Decorative, Gas, Living Room, See Remarks
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	BBQ gas line, Storage
Lot Description	Back Yard, Cul-De-Sac, Landscaped, Pie Shaped Lot, See Remarks, Underground Sprinklers
Roof	Asphalt Shingle
Construction	Stone, Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	July 25th, 2025
Days on Market	8
Zoning	R-G

Listing Details

Listing Office	RE/MAX iRealty Innovations
----------------	----------------------------

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