

\$819,400 - 58 Versant Rise Sw, Calgary

MLS® #A2256430

\$819,400

4 Bedroom, 3.00 Bathroom, 2,227 sqft

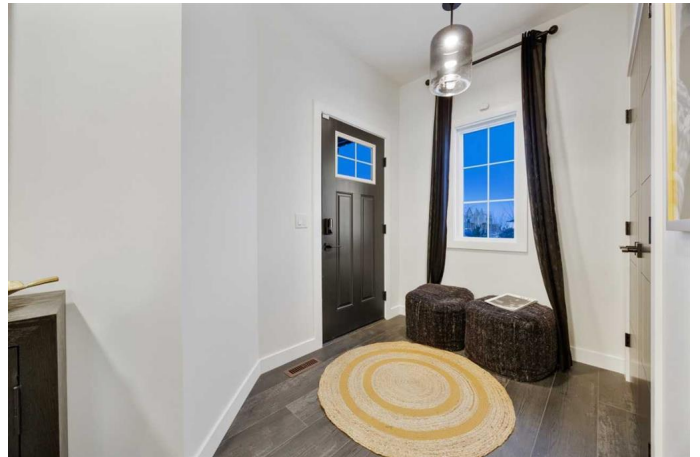
Residential on 0.08 Acres

NONE, Calgary, Alberta

Welcome to the Bennett — a thoughtfully designed home combining luxury, comfort, and functionality. Built by a trusted builder with over 70 years of experience, this home showcases on-trend, designer-curated interior selections tailored for a home that feels personalized to you. Energy efficient and smart home features, plus moving concierge services included in each home.

This beautifully upgraded home features an executive kitchen with built-in stainless-steel appliances, a gas cooktop, quartz waterfall island, Silgranit sink, and under-cabinet lighting. Thoughtful details include a flex room, electric fireplace and custom lockers in the mudroom. The sunshine basement offers a bright and inviting space, complete with an oversized window that fills the room with natural light. The undeveloped basement of this home features 9' ceilings, a convenient side entrance, 2nd furnace, laundry and kitchen rough-ins — perfect for future development. Upstairs offers a vaulted bonus room, a luxurious ensuite with tiled shower walls and drawer banks, plus tile in the main bath and laundry. This energy-efficient home is Built Green certified and includes triple-pane windows, a high-efficiency furnace, and a solar chase for a solar-ready setup. With blower door testing, plus an electric car charger rough-in, it's designed for sustainable, future-forward living.

Featuring a full range of smart home technology, this home includes a



programmable thermostat, ring camera doorbell, smart front door lock, smart and motion-activated switches”all seamlessly controlled via an Amazon Alexa touchscreen hub. Photos are representative.

Built in 2024

Essential Information

MLS® #	A2256430
Price	\$819,400
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,227
Acres	0.08
Year Built	2024
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	58 Versant Rise Sw
Subdivision	NONE
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Y0Z2

Amenities

Amenities	None
Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	Double Vanity, No Animal Home, No Smoking Home, Pantry, Smart
-------------------	---

	Home, Tankless Hot Water, Walk-In Closet(s)
Appliances	Dishwasher, Gas Cooktop, Gas Range, Microwave, Refrigerator
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Decorative, Electric
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	None
Lot Description	Back Yard
Roof	Asphalt Shingle
Construction	Brick, Cement Fiber Board, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	September 12th, 2025
Days on Market	55
Zoning	R-G
HOA Fees	250
HOA Fees Freq.	ANN

Listing Details

Listing Office	Bode Platform Inc.
----------------	--------------------

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.