

\$539,900 - 1235 Sandpiper Road Nw, Calgary

MLS® #A2258427

\$539,900

5 Bedroom, 2.00 Bathroom, 1,122 sqft
Residential on 0.08 Acres

Sandstone Valley, Calgary, Alberta

Welcome to your beautifully UPGRADED HOME in desirable SANDSTONE VALLEY NW! This spacious 4-LEVEL SPLIT offers over 1,100 SQ FT ABOVE GRADE plus a FULLY FINISHED BASEMENT, thoughtfully updated for comfort, style, and long-term peace of mind.

RECENT UPGRADES:

- â€¢ New HIGH-EFFICIENCY FURNACE (2025)
- â€¢ New HOT WATER TANK (OCT 2024)
- â€¢ Whole-home FLOORING (2025)
- â€¢ Modern RECESSED LIGHTING (2025)
- â€¢ Fresh WINDOW COVERINGS (2025)

LAYOUT & FEATURES:

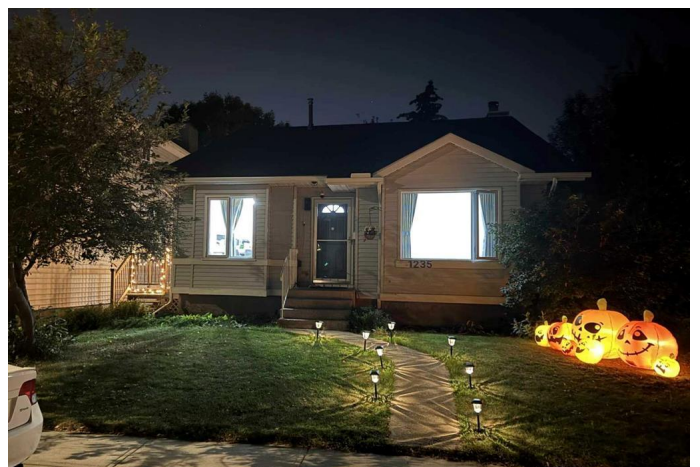
Bright, open main floor with a LARGE 20'6" Ã— 13'9" living room

Expansive SIDE DECK (33'8") and REAR DECK (20'1") for outdoor living and entertaining

Upper level with 3 BEDROOMS, and a FULL BATH

Lower level with a RECREATION ROOM, BEDROOM, and FULL BATHâ€”perfect for GUESTS or OFFICE

Basement just completed with a MASSIVE NEW BEDROOM (18'2" Ã— 15'4") featuring a FULL-SIZE EGRESS WINDOWâ€”excellent potential to be converted into a LEGAL SUITE (subject to city approval)



LOCATION & COMMUNITY:

Close to SCHOOLS, PLAYGROUNDS,
PARKS, SHOPPING, NOSE HILL PARK,
GOLF, and the SANDSTONE BUS TERMINAL
for easy commuting.

WHY YOU'LL LOVE IT:

MOVE-IN READY with all major
MECHANICALS UPGRADED, plenty of space,
and great FUTURE RENTAL POTENTIAL.

Don't wait! Book your showing today!

Built in 1986

Essential Information

MLS® #	A2258427
Price	\$539,900
Bedrooms	5
Bathrooms	2.00
Full Baths	2
Square Footage	1,122
Acres	0.08
Year Built	1986
Type	Residential
Sub-Type	Detached
Style	4 Level Split
Status	Active

Community Information

Address	1235 Sandpiper Road Nw
Subdivision	Sandstone Valley
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3K 3E1

Amenities

Parking Spaces	2
Parking	Off Street

Interior

Interior Features	Bathroom Rough-in, High Ceilings, No Animal Home, No Smoking Home, Open Floorplan, Recessed Lighting, Storage
Appliances	Dishwasher, Humidifier, Range Hood, Refrigerator, Washer/Dryer, Window Coverings
Heating	High Efficiency, Fireplace(s), Forced Air, Humidity Control, Natural Gas
Cooling	Other
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Lighting, Other, Playground, Private Entrance
Lot Description	Back Lane, Back Yard, Fruit Trees/Shrub(s), Private
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	September 19th, 2025
Days on Market	50
Zoning	R-C2

Listing Details

Listing Office	CIR Realty
----------------	------------

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.