

\$825,000 - 223 Creekstone Circle Sw, Calgary

MLS® #A2226923

\$825,000

3 Bedroom, 3.00 Bathroom, 2,484 sqft

Residential on 0.08 Acres

Pine Creek, Calgary, Alberta

The stunning Columbia 24 model, built by Brookfield Residential, has been thoughtfully designed with an incredibly functional layout. Featuring an open-concept main living space, it boasts an expansive gourmet kitchen with an oversized island, endless storage, and a main-level office/flex room with french doors for added privacy! With nearly 2,500 square feet of living space above grade, this property is ideal for those looking to upsize to a more spacious home without compromising on features. This home offers 3 bedrooms above grade, 2.5 bathrooms, and a basement with 9' foundation walls and a private side entrance - offering limitless potential. The kitchen features beautiful timeless cabinets, warm quartz countertops and sleek tile backsplash. A suite of built-in appliances, including a chimney hood fan, built-in cooktop, wall oven, and microwave, complete the kitchen. The large main level living area offers ample room for all your furniture and includes a central dining area that divides the living room and kitchen. Rounding out the main level is a rear office overlooking the south-facing backyard, a spacious walk-through pantry, a mudroom off the garage, a walk-in front closet, and a 2-piece powder room. On the upper level you'll find a central bonus room separating the primary bedroom from the secondary rooms. The primary suite is a private retreat, featuring a massive walk-in closet and a luxurious 5-piece ensuite, complete with a large soaker tub, walk-in tiled shower, dual sinks, and a



private water closet. Two more bedrooms (1 with a vaulted ceiling) each complete with their own walk-in closets, a full main bathroom, and an oversized laundry room with ample workspace completes the second level. The basement is a blank canvas, ready for the new owner's imagination. It comes equipped with 9-foot foundation walls and rough-ins for a bathroom, laundry and sink - making future development easier. This stunning home is steps away from major amenities adding to your everyday convenience. **Please note: photos are from a show home model and are not an exact representation of the property for sale - estimated possession is Summer 2025! Interior selections are noted in the last photo.

Built in 2025

Essential Information

MLS® #	A2226923
Price	\$825,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,484
Acres	0.08
Year Built	2025
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	223 Creekstone Circle Sw
Subdivision	Pine Creek
City	Calgary
County	Calgary
Province	Alberta

Postal Code T2X 5M5

Amenities

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

Interior

Interior Features Double Vanity, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Separate Entrance, Storage, Vinyl Windows, Walk-In Closet(s)
Appliances Built-In Oven, Dishwasher, Dryer, Gas Cooktop, Microwave, Range Hood, Refrigerator, Washer
Heating Forced Air
Cooling None
Fireplace Yes
of Fireplaces 1
Fireplaces Electric
Has Basement Yes
Basement Exterior Entry, Full, Unfinished

Exterior

Exterior Features Private Entrance, Private Yard
Lot Description Back Yard, Level, Private, Rectangular Lot
Roof Asphalt Shingle
Construction Wood Frame
Foundation Poured Concrete

Additional Information

Date Listed June 9th, 2025
Days on Market 32
Zoning R-G
HOA Fees 1
HOA Fees Freq. ANN

Listing Details

Listing Office Charles

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.