# \$799,900 - 8163 8 Avenue Sw, Calgary

MLS® #A2256252

# \$799,900

4 Bedroom, 3.00 Bathroom, 1,843 sqft Residential on 0.00 Acres

West Springs, Calgary, Alberta

District Towns by TRUMAN â€" Experience upscale living in this stunning 3-Bedroom Townhome, ideally located in the growing and vibrant West District. Surrounded by parks, pathways, and premium shopping, this dynamic neighborhood offers both convenience and community. This beautifully crafted residence features 3 spacious Bedrooms, 2.5 luxurious Bathrooms, and an attached Double Heated Garage. On the main floor, you'll find a versatile Flex Room perfect for a home office. Inside, elegant finishes abound, including sleek wide plank flooring and soaring ceilings that enhance the open-concept design. The Kitchen is a culinary masterpiece with Full-Height Cabinetry, Soft-Close Doors, Gas Range, Fridge, Built in Microwave, and a convenient Pantry. The large Eat-Up Bar, accented with Quartz countertops, is ideal for casual dining or entertaining guests. The Primary Suite is a private oasis, boasting a generous walk-in closet and a 3-piece Ensuite. The upper floor also includes two additional Bedrooms, a stylish 4-piece Main Bathroom, and the convenience of an upper-floor laundry. Bright, airy, and move-in ready, District Towns offer a sophisticated lifestyle where you can truly live better. Don't miss your chance to own this remarkable home! Photo Gallery of Similar Home\*





Built in 2023

### **Essential Information**

MLS® # A2256252 Price \$799,900

Bedrooms 4

Bathrooms 3.00

Full Baths 2 Half Baths 1

Square Footage 1,843
Acres 0.00
Year Built 2023

Type Residential

Sub-Type Row/Townhouse

Style Townhouse

Status Active

# **Community Information**

Address 8163 8 Avenue Sw

Subdivision West Springs

City Calgary
County Calgary
Province Alberta
Postal Code T3H 6B1

#### **Amenities**

Amenities Other

Parking Spaces 2

Parking Double Garage Attached

# of Garages 2

## Interior

Interior Features See Remarks

Appliances Dishwasher, Gas Range, Microwave, Range Hood, Refrigerator,

Washer/Dryer, Window Coverings

Heating Forced Air, Natural Gas

Cooling None Has Basement Yes

Basement Finished, See Remarks

#### **Exterior**

Exterior Features Other

Lot Description See Remarks

Roof Asphalt Shingle

Construction Brick, Composite Siding, See

Foundation See Remarks

## **Additional Information**

Date Listed September 11th, 2025

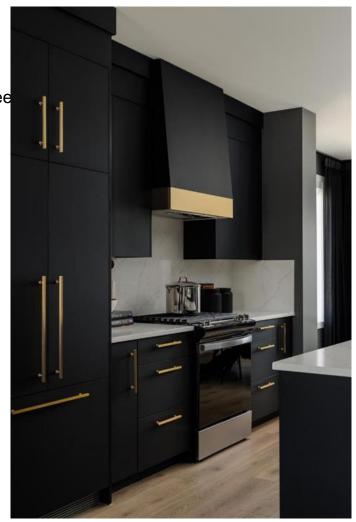
Days on Market 53

Zoning M-2

HOA Fees Freq. ANN

# **Listing Details**

Listing Office RE/MAX First



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