

# \$860,000 - 13 Creekstone Place Sw, Calgary

MLS® #A2211096

## \$860,000

4 Bedroom, 3.00 Bathroom, 2,482 sqft

Residential on 0.08 Acres

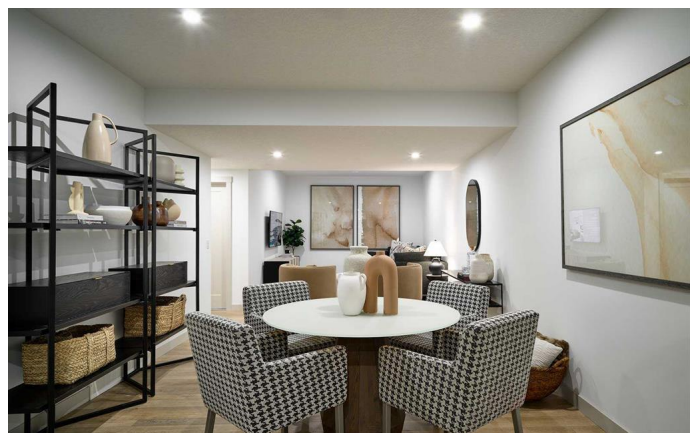
Pine Creek, Calgary, Alberta

Click brochure link for more details. This thoughtfully designed home offers a blend of functionality and modern upgrades. The main kitchen has been upgraded with the chimney hoodfan option with an electric range, while the working kitchen features a gas range and sink rough-in, providing a chef-inspired space. The upper floor includes four bedrooms and two baths, both with double vanity sinks. The primary bath has been upgraded with a fully tiled shower, and features a 30" x 14" tiled niche. The main floor powder room has been upgraded from a pedestal sink to a vanity cabinet.

The basement foundation has been upgraded to a 9ft foundation for added height. The basement also comes with a second laundry location and is ready to be developed or suited with all necessary rough-ins. Additional features such as an 8' tall front door, railing on the main stairs, LVP flooring, and a side entry enhance both style and practicality. With a 200 AMP electrical panel to support a future basement development, 40 AMP EV rough-in in the garage, and a gas line to the BBQ, this home is designed for efficiency and future-ready living.

Home Features:

- Chimney hoodfan option
- Working kitchen
- Vanity sink in powder room



- Removed flex room
- 4-bedroom upper
- Fully tiled shower with niche
- 9' foundation wall with sink and laundry rough-ins
- Railing on main stairs
- Side entry
- 200 AMP electrical panel
- 40 AMP EV rough-in
- Washer/dryer
- Gas range and sink rough-in in working kitchen
- LVP flooring on main stairs
- 8' tall front door
- Gas line to BBQ

PLEASE NOTE: Photos, Video and Virtual Tour are of a similar model and not fully representative of this home.

Built in 2025

### Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2211096    |
| Price          | \$860,000   |
| Bedrooms       | 4           |
| Bathrooms      | 3.00        |
| Full Baths     | 2           |
| Half Baths     | 1           |
| Square Footage | 2,482       |
| Acres          | 0.08        |
| Year Built     | 2025        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 13 Creekstone Place Sw |
| Subdivision | Pine Creek             |

|             |         |
|-------------|---------|
| City        | Calgary |
| County      | Calgary |
| Province    | Alberta |
| Postal Code | T2X 5E1 |

### Amenities

|                |                        |
|----------------|------------------------|
| Parking Spaces | 4                      |
| Parking        | Double Garage Attached |
| # of Garages   | 2                      |

### Interior

|                   |                                                                                                     |
|-------------------|-----------------------------------------------------------------------------------------------------|
| Interior Features | Double Vanity, High Ceilings, No Animal Home, No Smoking Home, Separate Entrance, Walk-In Closet(s) |
| Appliances        | Dryer, Gas Range, Range Hood, Washer                                                                |
| Heating           | Forced Air                                                                                          |
| Cooling           | None                                                                                                |
| Fireplace         | Yes                                                                                                 |
| # of Fireplaces   | 1                                                                                                   |
| Fireplaces        | Electric                                                                                            |
| Has Basement      | Yes                                                                                                 |
| Basement          | Full, Unfinished                                                                                    |

### Exterior

|                   |                                 |
|-------------------|---------------------------------|
| Exterior Features | BBQ gas line                    |
| Lot Description   | See Remarks                     |
| Roof              | Asphalt Shingle                 |
| Construction      | Brick, Vinyl Siding, Wood Frame |
| Foundation        | Poured Concrete                 |

### Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | April 14th, 2025 |
| Days on Market | 6                |
| Zoning         | R-G              |

### Listing Details

|                |                 |
|----------------|-----------------|
| Listing Office | Honestdoor Inc. |
|----------------|-----------------|

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