

\$748,900 - 254, 7820 Spring Willow Drive Sw, Calgary

MLS® #A2256371

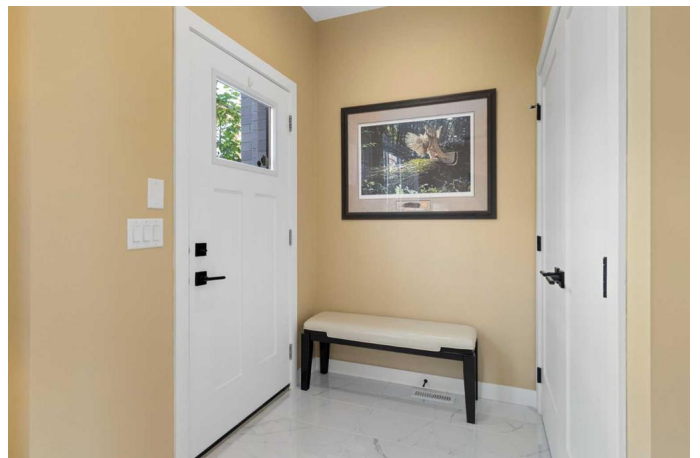
\$748,900

2 Bedroom, 3.00 Bathroom, 1,543 sqft

Residential on 0.00 Acres

Springbank Hill, Calgary, Alberta

OPEN HOUSE Saturday & Sunday, November 1st & 2nd -- 1:00pm-3:30pm ***\$30,000 Price Reduction*** -- Executive Townhome with Rare Upgrades & Unbeatable Location & Panoramic Mountain Views -- Welcome to a home that offers more than just beautiful finishesâ€”itâ€™s designed to make everyday living easier and more enjoyable for you and your guests. Step inside to an open main floor where the living, kitchen, and dining areas flow seamlesslyâ€”perfect for entertaining or simply relaxing at the end of the day. The chefâ€™s kitchen is a true highlight, featuring both a peninsula and an island for extra prep and seating, a wall of custom cabinetry for organized storage, and a quartz coffee bar with pantry â€”everything you need at your fingertips. Hosting is effortless with the dining roomâ€™s additional custom cabinetry and expansive quartz serving area. A stylish powder room and a sunny balcony with a natural gas hook-up extend your living space, all framed by 9-foot ceilings that add light and openness. Upstairs, youâ€™ll enjoy the privacy of two spacious primary suites, each with its own spa-like ensuite and custom walk-in closet. The main retreat feels like a boutique hotel, with soaring vaulted ceilings, oversized windows, and a seamless ensuite-to-closet design that makes mornings effortless. The second suite doubles as a smart home office or guest room/additional bedroom. Everyday conveniences are built right in, including second-floor laundry with



energy-efficient LG washer/dryer and added shelving for storage. Car lovers and hobbyists will appreciate the rare heated triple tandem garage with water spout and durable polyaspartic flooring (superior to epoxy)â€”a space as functional as it is impressive. Comfort upgrades like ultra-quiet central A/C and a central vac rough-in mean youâ€™ll move into a home ready for both convenience and long-term value. All this in one of Calgaryâ€™s most desirable west-side locationsâ€”just minutes from Aspen Landing Shopping Centre, the 69th Street C-Train, and top-rated schools. Donâ€™t miss the opportunity to own a home that truly checks every box. Call your favourite Realtor today before itâ€™s gone!

Built in 2021

Essential Information

MLS® #	A2256371
Price	\$748,900
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,543
Acres	0.00
Year Built	2021
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

Community Information

Address	254, 7820 Spring Willow Drive Sw
Subdivision	Springbank Hill
City	Calgary
County	Calgary

Province	Alberta
Postal Code	T3H 6E1

Amenities

Amenities	Visitor Parking
Parking Spaces	3
Parking	Triple Garage Attached
# of Garages	3

Interior

Interior Features	Breakfast Bar, Ceiling Fan(s), Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Recessed Lighting, Soaking Tub, Walk-In Closet(s)
Appliances	Built-In Refrigerator, Central Air Conditioner, Dishwasher, Gas Range, Microwave, Range Hood, Window Coverings, ENERGY STAR Qualified Dryer, ENERGY STAR Qualified Washer
Heating	Forced Air
Cooling	Central Air
Has Basement	Yes
Basement	See Remarks

Exterior

Exterior Features	Balcony, BBQ gas line
Lot Description	Landscaped
Roof	Asphalt
Construction	Brick, Cement Fiber Board
Foundation	Poured Concrete

Additional Information

Date Listed	September 12th, 2025
Days on Market	50
Zoning	Multi-Residential-At Grad

Listing Details

Listing Office	Royal LePage Benchmark
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