

\$1,195,000 - 12 West Grove Link Sw, Calgary

MLS® #A2269918

\$1,195,000

5 Bedroom, 5.00 Bathroom, 2,680 sqft

Residential on 0.08 Acres

West Springs, Calgary, Alberta

(OPEN HOUSE SAT NOV 15 AND SUN NOV 16, 1-3 BOTH DAYS). This is the former Cedarglen Westgrove Showhome that still shows like new! Perfect for a large family (nearly 2700 sf above grade) there are 4 bedrooms up, plus a 3rd floor loft that has a half bath and an outdoor patio with tremendous VIEWS to the west! The main level also boasts a den area plus a stunning chef-grade kitchen and spacious great room. Also, the mudroom from the garage has ample room with a versatile sink! The lower level is fully finished by the builder and features a rec room, another bedroom plus a full bath! Enjoy all the showhome upgrades such as professional colors/decorations, fully finished garage (used as the sales center) with electric heating, exterior "Gemstone" soffit lights, central AC, massive deck, etc. all in this nearly 3300 sf of total developed living space boasting 5 bedrooms and 5 baths! This house presents fantastic value-don't miss out!

Built in 2021

Essential Information

MLS® #	A2269918
Price	\$1,195,000
Bedrooms	5
Bathrooms	5.00
Full Baths	3
Half Baths	2



12 West Grove Link SW, Calgary - MAIN



Disclaimer: To be used only for the marketing of the subject property, and only by parties directly connected to the marketing/sale process. May not be published, distributed or used for other purposes. Basic illustration of the estimated/approximate interior layout. Please accuracy & scale not guaranteed. Not appropriate for any kind of architectural consideration.

November 8, 2025

Job #: 069240

Square Footage	2,680
Acres	0.08
Year Built	2021
Type	Residential
Sub-Type	Detached
Style	3 Storey
Status	Active

Community Information

Address	12 West Grove Link Sw
Subdivision	West Springs
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H 6E3

Amenities

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	Closet Organizers, Double Vanity, Wet Bar
Appliances	Dishwasher, Dryer, Garage Control(s), Gas Range, Microwave, Range Hood, Refrigerator, Washer, Bar Fridge
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Full

Exterior

Exterior Features	Balcony
Lot Description	Rectangular Lot
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	November 10th, 2025
Days on Market	1
Zoning	R-G
Listing Details	
Listing Office	RE/MAX House of Real Estate

12 West Grove Link SW, Calgary - UPPER 1



Disclaimer: To be used only for the marketing of the subject property, and only by parties directly connected to the marketing/sale process. May not be published, distributed or used for other purposes. Basic illustration of the estimated/approximate interior layout. Precise accuracy & scale not guaranteed. Not appropriate for any kind of architectural consideration.
November 8, 2025
Job #: 069240

Data is supplied by Pillar 9â,,ç MLSÂ® System. Pillar 9â,,ç is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â,,ç. 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.