

\$581,000 - 135 Tuscany Springs Circle Nw, Calgary

MLS® #A2205974

\$581,000

3 Bedroom, 3.00 Bathroom, 1,350 sqft
Residential on 0.08 Acres

Tuscany, Calgary, Alberta

Welcome home to this sunlit and stylish 2-storey in Tuscany NW, one of Calgary's most sought-after family communities. Ideally located on a quiet circle next to one of Tuscany's many parks, this home is close to both the elementary and middle schools, scenic pathways, and offers quick access to Stoney Trail whether you're commuting across Calgary or heading out to the mountains. Also nearby are the Tuscany Club, C-Train station, off-leash parks, and local amenities this is family-friendly living at its best!

Inside, you'll find 3 bedrooms, 2.5 baths, and well over 1,800 sqft of developed living space, including the basement. The main floor features hardwood floors, a cozy 3-sided gas fireplace, and a functional kitchen with a gas range, stainless steel appliances, island, pantry, and reverse osmosis water filter. Upstairs offers a spacious primary with walk-in closet and ensuite, plus two additional bedrooms and a full family bath. The finished basement includes a large rec room with a second fireplace and built-ins perfect for movie nights, a playroom, or a home office. Enjoy the south-facing front exposure, fenced backyard, deck, and rear parking pad. Updates include shingles, paint, and carpet (2020); half bath (2022); fridge and hood fan (2020); and kitchen faucet (2025).

Built in 2001



Essential Information

MLS® #	A2205974
Price	\$581,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,350
Acres	0.08
Year Built	2001
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	135 Tuscany Springs Circle Nw
Subdivision	Tuscany
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3L 2N1

Amenities

Amenities	Clubhouse, Playground
Parking Spaces	2
Parking	Alley Access, Parking Pad, Unpaved

Interior

Interior Features	Breakfast Bar, Built-in Features, Closet Organizers, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Walk-In Closet(s)
Appliances	Dishwasher, Gas Range, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Gas, Basement, Great Room, Three-Sided
Has Basement	Yes

Basement Finished, Full

Exterior

Exterior Features Storage

Lot Description Back Lane, Back Yard, Front Yard, Rectangular Lot

Roof Asphalt Shingle

Construction Vinyl Siding, Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed April 11th, 2025

Days on Market 5

Zoning R-CG

HOA Fees 307

HOA Fees Freq. ANN

Listing Details

Listing Office Royal LePage Benchmark

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