

# \$988,000 - 206 Elmont Bay Sw, Calgary

MLS® #A2223606

**\$988,000**

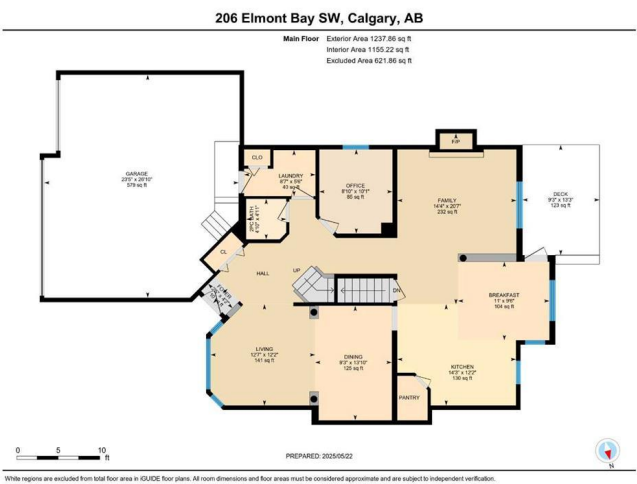
3 Bedroom, 4.00 Bathroom, 2,319 sqft  
Residential on 0.14 Acres

Springbank Hill, Calgary, Alberta

“Honey, stop the car” this is the one! This stunning custom estate home offers over 3,000 square feet of beautifully developed living space, complete with a heated triple car garage, and is perfectly situated on a quiet cul-de-sac. Located just a short walk to the LRT, Griffith Woods Park, and highly regarded schools including Rundle College and Ernest Manning High School, this home delivers the perfect blend of luxury, comfort, and convenience.

From the moment you step inside, this property impresses on every level. The main floor features a welcoming den ideal for a home office, a spacious living and dining room, and a bright, open-concept great room anchored by a cozy fireplace. The chef-inspired kitchen is equipped with ample cabinetry, granite countertops, and a generous breakfast nook that opens onto a professionally landscaped, sun-soaked west-facing backyard—perfect for entertaining or relaxing in privacy.

Upstairs, you’ll find a spacious bonus room, a well-appointed main bathroom, and three generous bedrooms. The king-sized primary suite is a true retreat, featuring a walk-in closet and a luxurious five-piece ensuite with a jetted tub. Soundproof insulation in the second-floor interior walls adds an extra layer of privacy and comfort throughout. The fully finished basement, professionally developed by Vicon Homes, offers a fourth bedroom, a full bathroom, and a large



recreation areaâ€”ideal for a home gym, media room, or additional family space. A substantial utility room provides plenty of extra storage. Additional features include central air conditioning for year-round comfort, a heated garage equipped with 220V power, and hot and cold water tapsâ€”perfect for the car enthusiast or weekend project. This exceptional home offers timeless style, thoughtful design, and a location that simply canâ€™t be beat. Come see it for yourselfâ€”your next chapter starts here.

Built in 2003

**Essential Information**

MLS® #	A2223606
Price	\$988,000
Bedrooms	3
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,319
Acres	0.14
Year Built	2003
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

**Community Information**

Address	206 Elmont Bay Sw
Subdivision	Springbank Hill
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H 4X9

**Amenities**

Amenities	Other
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Parking Spaces	6
Parking	220 Volt Wiring, Triple Garage Attached
# of Garages	3

## Interior

Interior Features	Granite Counters, Kitchen Island, Open Floorplan, Pantry, See Remarks, Soaking Tub, Walk-In Closet(s)
Appliances	Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Garage Control(s), Range Hood, Refrigerator, Washer, Water Softener, Window Coverings
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Private Yard
Lot Description	Back Yard, Cul-De-Sac
Roof	Asphalt Shingle
Construction	Stucco, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	May 22nd, 2025
Zoning	DC

## Listing Details

Listing Office	RE/MAX Realty Professionals
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