

\$849,000 - 87 Tuscany Summit Bay Nw, Calgary

MLS® #A2228249

\$849,000

4 Bedroom, 4.00 Bathroom, 2,080 sqft

Residential on 0.11 Acres

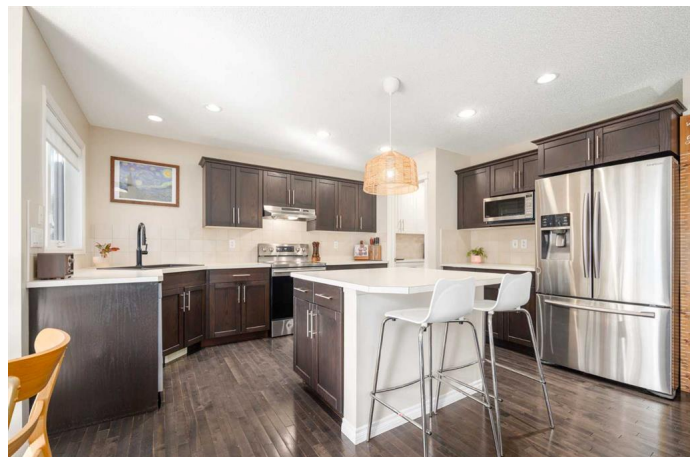
Tuscany, Calgary, Alberta

This beautifully updated home in family-friendly Tuscany is move-in ready and perfectly designed for modern living. Tucked away on a quiet cul-de-sac, it offers over 3100 sqft of stylish, functional space and thoughtful upgrades throughout.

Step inside to a bright, airy floor plan filled with natural light. The spacious foyer flows past a formal dining area and into the open-concept great room, where a comfortable living space, functional kitchen, and sunny breakfast nook come together seamlessly. The beautiful kitchen features a generous island, ample cabinetry, and a show-stopping walk-through butler's pantry – perfect for both busy weekdays and effortless entertaining. From the breakfast nook, step out onto the large back deck and enjoy easy indoor-outdoor living. The comfortable and inviting living room boasts a fireplace and ample space to relax or gather with family and friends. A supersized laundry room, mudroom, and a 2-piece bath complete the main floor.

Upstairs, the primary retreat is a true getaway, complete with a walk-in closet and a spa-like 5-piece en-suite featuring dual vanities and a deep soaker tub. Two additional large bedrooms and a full bath complete the upper level.

Downstairs, the fully finished lower level is the ultimate hangout zone – with a fourth bedroom, gorgeous 3-piece bath with in-floor heat, and a spacious rec room with a dry bar for game nights or movie marathons.



Outside, the backyard has been freshly landscaped with new garden beds and offers a sunny deck, ideal for summer BBQs. And yes – this home now features central A/C for those warm Calgary days.

With a double attached garage and proximity to the CTrain, pathways, schools, and all the community amenities that make Tuscany so desirable – this is the one you've been waiting for.

Let's get you through it before it's gone!

Built in 2007

Essential Information

MLS® #	A2228249
Price	\$849,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,080
Acres	0.11
Year Built	2007
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	87 Tuscany Summit Bay Nw
Subdivision	Tuscany
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3L 0B7

Amenities

Amenities	Clubhouse, Park, Playground, Recreation Facilities
Parking Spaces	4

Parking	Double Garage Attached, Oversized
# of Garages	2

Interior

Interior Features	Bar, Central Vacuum, Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Recessed Lighting, Soaking Tub, Storage, Walk-In Closet(s)
Appliances	Electric Range, Garage Control(s), Garburator, Microwave, Refrigerator, Washer/Dryer, Window Coverings
Heating	Fireplace(s), Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Garden, Private Yard
Lot Description	Back Yard, Garden, Landscaped, Treed
Roof	Asphalt Shingle
Construction	Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	June 6th, 2025
Days on Market	6
Zoning	R-CG
HOA Fees	307
HOA Fees Freq.	ANN

Listing Details

Listing Office	Century 21 Bamber Realty LTD.
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