

# \$700,975 - 116 Mitchell Way Nw, Calgary

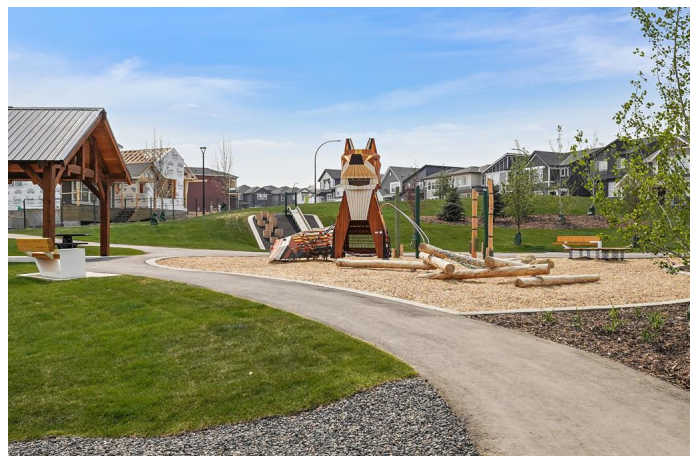
MLS® #A2252719

**\$700,975**

3 Bedroom, 3.00 Bathroom, 1,384 sqft  
Residential on 0.08 Acres

Glacier Ridge, Calgary, Alberta

**\*FULLY FINISHED PARK FACING BUNGALOW\*** Exquisite & beautiful, you will be impressed by Jayman BUILT's WATERTON model currently being built in the up & coming Northwest community of Glacier ridge. A lovely new neighborhood with parks and playgrounds welcomes you into a thoughtfully planned living space featuring craftsmanship & design. Offering a unique open floor plan with VAULTED CEILINGS featuring outstanding design for the most discerning buyer! Boasting a stunning GOURMET kitchen with a beautiful centre island with Flush Eating Bar & Sleek stainless-steel appliances including a KITCHENAID French Door refrigerator with both water and icemaker, built-in wall oven/microwave combo, 36" gas cooktop and a designer BROAN power-pack built-in cabinet hood fan flowing nicely into the adjacent spacious dining room. All creatively overlooking the main living area with a bonus flex/den space nicely situated in the rear of the home overlooking the back yard-ideal for your home office. The Primary Suite overlooking the back deck boasts a lovely walk-in closet along side the beautiful full bath featuring an over sized shower and dual vanities, while the main floor laundry room offers ease of convenience. The FULLY FINISHED LOWER LEVEL showcases an expansive rec room, a full bath complimented with a tub and TWO MORE BEDROOMS, both with sizeable closets, great for friends and family - Cherish the lifestyle you and your family deserve in a wonderful



Community that you will enjoy for a lifetime. Jayman's standard inclusions feature their Core Performance with 10 Solar Panels, BuiltGreen Canada standard, with an EnerGuide Rating, UV-C Ultraviolet Light Purification System, High Efficiency Furnace with Merv 13 Filters & HRV unit, Navien Tankless Hot Water Heater, Lux Noir Quartz for the centre island and Elegant White QUARTZ counter tops for the perimeter and all baths, Triple Pane Windows and Smart Home Technology Solutions! Additional features of this beautiful home include a professionally designed Oak & Ore colour palette, vaulted ceilings in kitchen, dining room, great room, primary suite and flex room, rear deck with stairs to back yard, park facing covered front porch, double side yard and fully landscaped front yard.

Built in 2024

**Essential Information**

MLS® #	A2252719
Price	\$700,975
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,384
Acres	0.08
Year Built	2024
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

**Community Information**

Address	116 Mitchell Way Nw
Subdivision	Glacier Ridge

City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3R 2G7

### Amenities

Amenities	None
Parking Spaces	2
Parking	Gravel Driveway, Parking Pad

### Interior

Interior Features	Double Vanity, Kitchen Island, No Animal Home, No Smoking Home, Pantry, Quartz Counters, Tankless Hot Water, Vinyl Windows, Walk-In Closet(s)
Appliances	Built-In Oven, Dishwasher, Gas Cooktop, Range Hood, Refrigerator, Tankless Water Heater
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Playground
Lot Description	Back Lane
Roof	Asphalt
Construction	Vinyl Siding
Foundation	Poured Concrete

### Additional Information

Date Listed	August 29th, 2025
Days on Market	3
Zoning	R-G
HOA Fees	50
HOA Fees Freq.	ANN

### Listing Details

Listing Office	Jayman Realty Inc.
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