

\$619,000 - 7 Silverado Range Heights Sw, Calgary

MLS® #A2270315

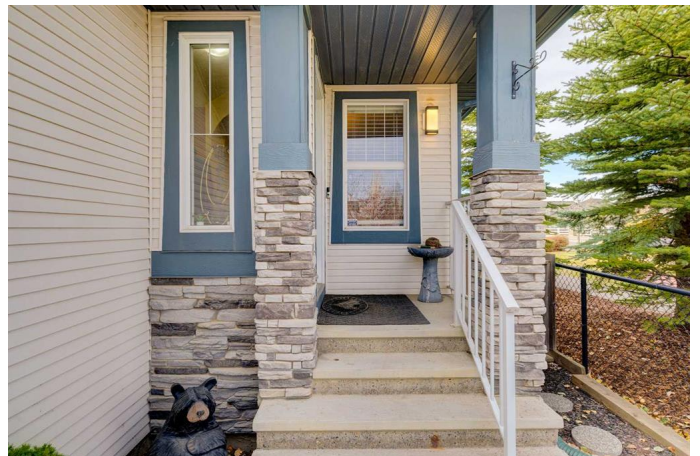
\$619,000

3 Bedroom, 3.00 Bathroom, 1,220 sqft

Residential on 0.09 Acres

Silverado, Calgary, Alberta

Former Morrison Homes showhome backing onto serene green space in the heart of Silverado. This semi-detached bungalow offers an exceptional blend of comfort, style and convenience without the burden of condo fees. Soaring vaulted ceilings and an open-concept design create a bright, airy atmosphere ideal for daily living and entertaining. Warm hardwood floors flow through the main level, connecting the inviting living room with its cozy gas fireplace and surrounding windows to a generous dining area perfect for family meals or hosting friends. The well-appointed kitchen inspires culinary adventures with knotty pine cabinetry, a large island with breakfast bar seating, corner pantry for ample storage and a garburator for added practicality. A quiet front den offers a comfortable workspace or reading nook tucked away from the main living areas. Retreat at the end of the day to the spacious primary bedroom featuring updated LVP flooring, a private ensuite with an indulgent jetted soaker tub and a large walk-in closet. A conveniently located powder room completes the main level, providing privacy and function for guests. The professionally finished basement expands the living space with a huge recreation room ideal for movie nights and games nights. 2 generously sized bedrooms and a stylish 3-piece bathroom complete the level. Step outside to a west-facing backyard designed for relaxation and connection, enjoy the large deck for summer barbeques, a fenced grassy yard for



kids or pets to safely play and peaceful views of the green space and walking path behind. Additional features include central air conditioning for year-round comfort and a double attached garage for easy parking and extra storage. Perfectly situated within walking distance to schools, parks and Silverado Shopping Centre and surrounded by over 10 km of scenic pathways that weave through the community. Minutes to Spruce Meadows, Sirocco Golf Club and Fish Creek Park, this location offers the best of both urban convenience and outdoor living!

Built in 2006

Essential Information

MLS® #	A2270315
Price	\$619,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,220
Acres	0.09
Year Built	2006
Type	Residential
Sub-Type	Semi Detached
Style	Side by Side, Bungalow
Status	Active

Community Information

Address	7 Silverado Range Heights Sw
Subdivision	Silverado
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2X 0B4

Amenities

Amenities	Park, Playground
Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	Breakfast Bar, Jetted Tub, Kitchen Island, Low Flow Plumbing Fixtures, Open Floorplan, Pantry, Vaulted Ceiling(s), Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Garburator, Range Hood, Refrigerator, Washer
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room
Has Basement	Yes
Basement	Full

Exterior

Exterior Features	Private Yard
Lot Description	Back Yard, Backs on to Park/Green Space, Corner Lot, Landscaped, No Neighbours Behind
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	November 12th, 2025
Days on Market	4
Zoning	R-2M
HOA Fees	210
HOA Fees Freq.	ANN

Listing Details

Listing Office	Charles
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