

\$949,900 - 126 Tuscany Summit Heath Nw, Calgary

MLS® #A2255201

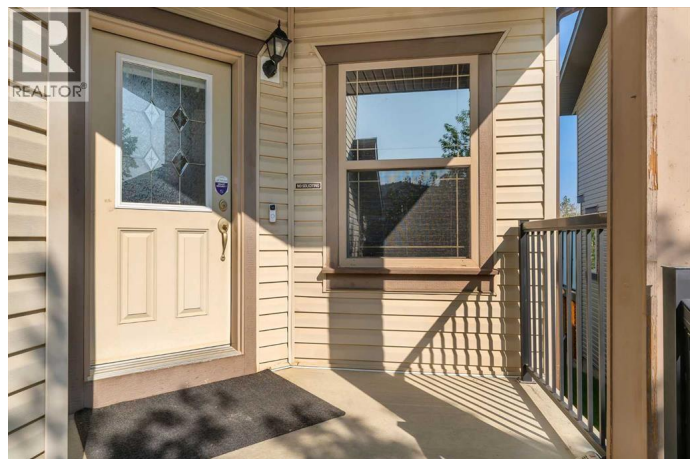
\$949,900

4 Bedroom, 4.00 Bathroom, 2,327 sqft

Single Family on 0.10 Acres

Tuscany, Calgary, Alberta

126 Tuscany Summit Heath NW â€œ Where Nature Meets Refined Living. Perched in the heart of one of Calgaryâ€™s most sought-after communities, this remarkable home offers more than 3,200 sq. ft. of thoughtfully designed living space, blending comfort and sophistication with the tranquility of nature. Set on a 35â€™ x 117â€™ lot, the property backs directly onto a scenic ravine with a pathway and park, providing both privacy and a stunning backdrop year-round. Step inside to a welcoming foyer with a custom built-in closet that opens to a bright front officeâ€”perfect for todayâ€™s work-from-home lifestyle. The main living area impresses with its warm, traditional gas fireplace and oversized windows that frame serene views of the ravine. The kitchen features rich shaker-style cabinetry, granite countertops, a gas stove, microwave hood fan, and a central island with breakfast bar, making it the heart of the home for both casual meals and lively entertaining. Upstairs, retreat to a spacious primary suite complete with a walk-in closet and a five-piece ensuite showcasing granite counters and a corner soaker tub. Two additional bedrooms, a full bath, a large bonus room (currently used as a bedroom), and a convenient laundry room complete the upper level. The fully finished walkout basementâ€”with 9-foot ceilingsâ€”extends the living space and includes a fourth bedroom with laundry, a three-piece bath, second laundry, wet bar, and electric baseboard



heating, offering flexibility for guests, extended family, or an independent living setup. Step outside to a large deck with stairs leading to a landscaped backyard that opens directly to the ravine pathway. Built-in speaker system in the main floor, bonus room, ensuite and rear deck. Whether itâ€™s morning walks, evening strolls, or family playtime at the park, this setting truly brings outdoor living to your doorstep. Located in vibrant Tuscany, residents enjoy close proximity to schools, shopping, transit, and major routes including Ston ey Trail and Crowchild Trail. This is more than a homeâ€”itâ€™s a lifestyle opportunity rarely available. (id:6289)

Built in 2008

Essential Information

Listing #	A2255201
Price	\$949,900
Bedrooms	4
Bathrooms	4.00
Half Baths	1
Square Footage	2,327
Acres	0.10
Year Built	2008
Type	Single Family
Sub-Type	Freehold

Community Information

Address	126 Tuscany Summit Heath Nw
Subdivision	Tuscany
City	Calgary
Province	Alberta
Postal Code	T3L0B9

Amenities

Amenities	Park, Playground, Schools, Shopping, Clubhouse
Features	PVC window, Environmental reserve

Parking Spaces	4
Parking	Attached Garage
# of Garages	2

Interior

Appliances	Washer, Refrigerator, Gas stove(s), Dishwasher, Dryer, Microwave Range Hood Combo, Window Coverings, Washer & Dryer
Heating	Forced air
Cooling	Central air conditioning
Fireplace	Yes
# of Fireplaces	1
# of Stories	2
Basement	Walk out

Exterior

Construction	Wood frame
Foundation	Poured Concrete

Listing Details

Listing Office	RE/MAX iRealty Innovations
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