

# \$749,900 - 8916 Wentworth Avenue Sw, Calgary

MLS® #A2262261

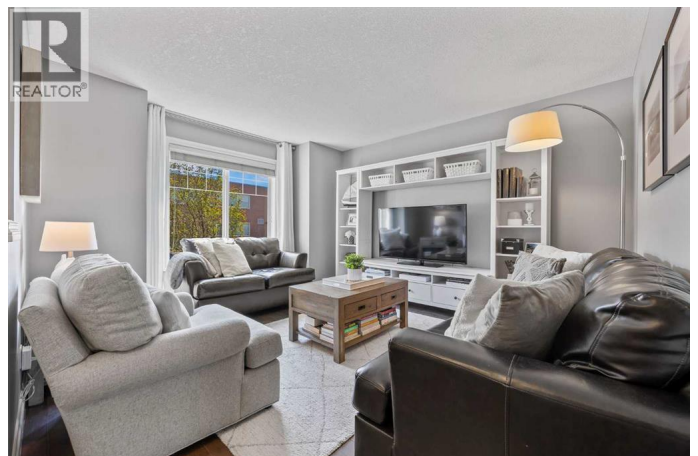
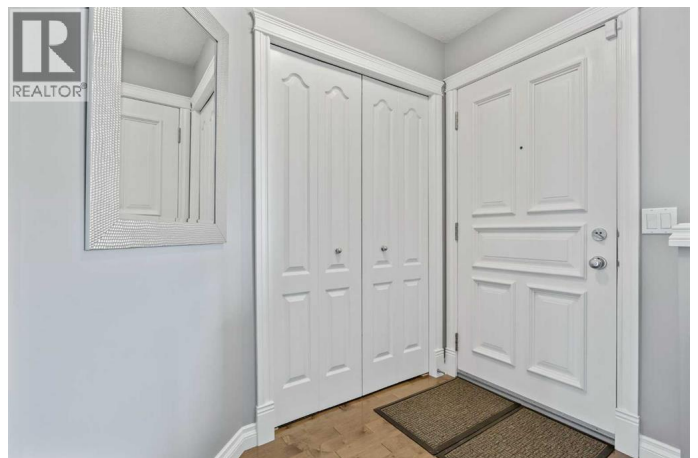
**\$749,900**

3 Bedroom, 4.00 Bathroom, 1,445 sqft

Single Family on 0.09 Acres

West Springs, Calgary, Alberta

Welcome home to West Springs! Set on a deeper-than-average lot, this home features 3 bedrooms, 2 full bathrooms, 2 half bathrooms, and a beautifully landscaped yard. Inside, the kitchen has been thoughtfully updated with freshly sprayed cabinets (throughout the home), a newer backsplash, granite counters, and a breakfast bar. A separate side entry with a mudroom, laundry, and a convenient 2-piece bathroom makes this layout ideal for families. Upstairs, you'll find three generously sized bedrooms, each with oversized windows that fill the rooms with natural light, along with two full bathrooms. The primary suite offers a private ensuite and a walk-in closet—creating a comfortable retreat at the end of the day. The fully finished basement is ready for movie nights and game days, complete with an entertainment system featuring a projector and screen, built-in surround sound speakers, and an electric fireplace for added warmth! Recent upgrades include a new roof and furnace, plus air conditioning added within the last five years. Additional features include a 3-zone irrigation system, central vacuum with attachments, and an alarm system. The detached garage is insulated, drywalled, and wired with a 220V outlet—perfect for EV charging. Just steps away, you'll find a beautiful natural wetlands area with a pathway system ideal for walking, running, or biking. You're also within walking distance of schools, parks, playgrounds, local shops, restaurants, and all the everyday amenities



you could need.This home blends lifestyle, comfort, and a prime location in one of Calgaryâ€™s most sought-after southwest communities. (id:6289)

Built in 2004

**Essential Information**

Listing #	A2262261
Price	\$749,900
Bedrooms	3
Bathrooms	4.00
Half Baths	2
Square Footage	1,445
Acres	0.09
Year Built	2004
Type	Single Family
Sub-Type	Freehold

**Community Information**

Address	8916 Wentworth Avenue Sw
Subdivision	West Springs
City	Calgary
Province	Alberta
Postal Code	T3H5N9

**Amenities**

Amenities	Park, Playground, Schools, Shopping
Features	Back lane, Closet Organizers, No Animal Home, No Smoking Home
Parking Spaces	2
Parking	Detached Garage
# of Garages	2

**Interior**

Appliances	Washer, Refrigerator, Oven - Electric, Water purifier, Dishwasher, Dryer, Microwave, Hood Fan, Window Coverings
Heating	Natural gas Forced air
Cooling	Central air conditioning
Fireplace	Yes

# of Fireplaces	1
# of Stories	2
Has Basement	Yes

## Exterior

Exterior	Stone, Stucco
Exterior Features	Landscaped, Underground sprinkler
Construction	Wood frame
Foundation	Poured Concrete

## Listing Details

Listing Office	Real Broker
----------------	-------------



The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. REALTOR®. Member of CREA and more.

Listing information last updated on October 15th, 2025 at 6:16am CDT