

\$799,900 - 254 Scenic View Close Nw, Calgary

MLS® #A2264431

\$799,900

3 Bedroom, 3.00 Bathroom, 2,090 sqft
Residential on 0.11 Acres

Scenic Acres, Calgary, Alberta

****\$50K PRICE

IMPROVEMENT***IN-PERSON OPEN
HOUSE SUNDAY NOVEMBER 2ND

2PM-4PM*** Welcome to this beautifully

updated two-storey detached home with a double attached garage in the highly desirable community of Scenic Acres! Offering over 2,000 sq. ft. of developed living space, this home combines modern updates with a warm, inviting feel.

The main level has been fully renovated and showcases luxury vinyl plank flooring with a 12 Oaks Floorscore throughout. The heart of the home is the custom Merit kitchen, featuring Acacia solid wood butcher block counters—a true showstopper for any home chef!

Upstairs, you'll find three spacious bedrooms, including a large primary suite with elegant double doors and a newly renovated walk-in closet. Notable updates ALL POLY-B PLUMBING REMOVED in 2022, roof shingles (2019), hot water tank (2018), and a new dryer (2025), ensuring peace of mind for years to come.

Nestled on a quiet street, just half a block from a beautiful green space, this home is perfectly located close to top-rated schools such as Monsignor E.L. Doyle School (K-6), École du Nouveau-Monde (K-6), and Scenic Acres School (K-5). You're also just minutes away from the Crowfoot C-Train Station and all the amenities of Crowfoot

Crossing—including restaurants like Joey, Cactus Club, The Keg, plus Safeway, Co-op,



and Cineplex Odeon.
? Move-in ready, tastefully renovated, and ideally located—this Scenic Acres gem is one you won't want to miss!

Built in 1997

Essential Information

MLS® #	A2264431
Price	\$799,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,090
Acres	0.11
Year Built	1997
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	254 Scenic View Close Nw
Subdivision	Scenic Acres
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3L 1Y5

Amenities

Parking Spaces	2
Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	Walk-In Closet(s), Closet Organizers, Kitchen Island
Appliances	Dishwasher, Dryer, Microwave, Refrigerator, Washer, Window Coverings, Electric Cooktop, Oven

Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
Has Basement	Yes
Basement	Full

Exterior

Exterior Features	Private Yard, Other
Lot Description	Landscaped, Level, Rectangular Lot, Treed
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	October 15th, 2025
Days on Market	16
Zoning	R-CG

Listing Details

Listing Office	eXp Realty
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