

# \$1,299,000 - 168 Aspenshire Drive Sw, Calgary

MLS® #A2240301

**\$1,299,000**

7 Bedroom, 5.00 Bathroom, 4,441 sqft

Residential on 0.13 Acres

Aspen Woods, Calgary, Alberta

You're Invited: OPEN HOUSE

Saturday, July 19 | 2:00 PM – 4:00 PM

Aspen Woods Executive Residence

7 Bedrooms | Main-Floor Primary Retreat |

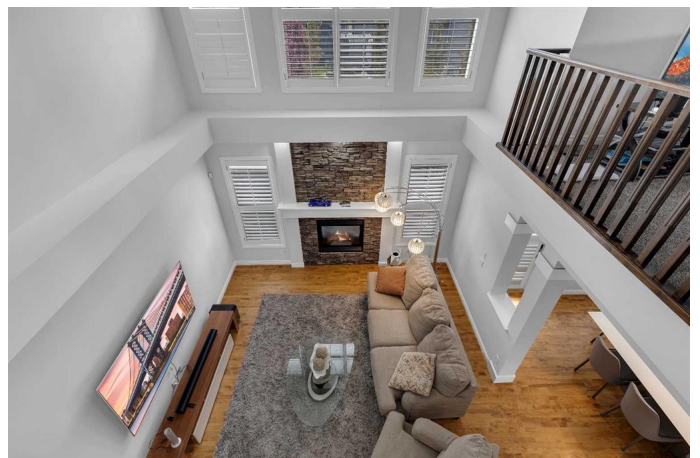
South-Facing Backyard

Discover refined living in this beautifully updated 7-bedroom, 4-bath executive home in prestigious Aspen Woods. Offering over 4,400 sq ft of thoughtfully designed space, this home seamlessly blends style, function, and flexibility—perfect for growing families or multi-generational living.

Step into a soaring 19-ft ceiling foyer, where natural light fills the open-concept main floor. The heart of the home boasts a chef-inspired kitchen with granite countertops, a generous island, and custom cabinetry—flowing effortlessly into a cozy great room with a striking Rundle stone fireplace.

The rare main-floor primary suite is your private sanctuary—featuring a spacious walk-in closet and a spa-like 5-piece ensuite. Ideal for ease of access, aging in place, or added luxury.

Upstairs, you'll find four large bedrooms and a bright bonus room, perfect for quiet evenings or kids'™ playtime. The fully finished basement adds unmatched versatility with two more bedrooms, a second home office, a craft room, and a sprawling media/games area for



unforgettable movie nights and entertaining.

Enjoy long summer evenings in your sun-drenched south-facing backyard, or retreat to the tranquility of a quiet, tree-lined street.

Located minutes from downtown and close to Calgary’s top-tier private schools—including Webber Academy, Rundle College, and the Calgary French & International School—this is more than a home... it’s a lifestyle.

Built in 2009

**Essential Information**

MLS® #	A2240301
Price	\$1,299,000
Bedrooms	7
Bathrooms	5.00
Full Baths	4
Half Baths	1
Square Footage	4,441
Acres	0.13
Year Built	2009
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

**Community Information**

Address	168 Aspenshire Drive Sw
Subdivision	Aspen Woods
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H 0P5

### Amenities

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

### Interior

Interior Features	High Ceilings, No Smoking Home
Appliances	Central Air Conditioner, Dishwasher, Electric Stove, Garage Control(s), Microwave, Range Hood, Refrigerator
Heating	Forced Air, Natural Gas
Cooling	Full
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	BBQ gas line
Lot Description	Back Yard, Low Maintenance Landscape, Rectangular Lot
Roof	Asphalt Shingle
Construction	Stone, Stucco, Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	July 15th, 2025
Days on Market	1
Zoning	Residential-Low Density M

### Listing Details

Listing Office	Real Broker
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