

# \$845,000 - 140 Arbour Butte Road Nw, Calgary

MLS® #A2210951

**\$845,000**

4 Bedroom, 4.00 Bathroom, 2,111 sqft

Residential on 0.11 Acres

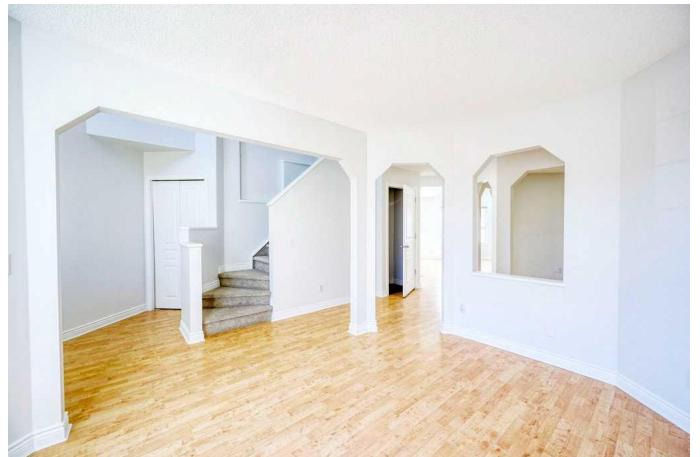
Arbour Lake, Calgary, Alberta

FABULOUS 2-storey home with MAIN FLOOR FEATURING SEPARATE FORMAL LIVING AND DINING ROOMS, GREAT ROOM WITH OPEN-TO-ABOVE CEILING, GENEROUS KITCHEN WITH CORNER PANTRY, AND LOTS OF LARGE WINDOWS ALLOWING NATURAL SUNLIGHT TO PERMEATE INTO THIS HOME! This GORGEOUS home has been freshly painted, and has new quartz countertops in the kitchen and bathrooms, completed basement with 3-piece bath, bedroom and room for family recreation. Double Attached garage, fully fenced and landscaped, and sits on a corner so you have access for RV Parking at the rear!

Built in 1998

## Essential Information

MLS® #	A2210951
Price	\$845,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,111
Acres	0.11
Year Built	1998
Type	Residential
Sub-Type	Detached
Style	2 Storey



Status	Active
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### Community Information

Address	140 Arbour Butte Road Nw
Subdivision	Arbour Lake
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3G 4N6

### Amenities

Amenities	Recreation Facilities
Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

### Interior

Interior Features	Kitchen Island
Appliances	Dishwasher, Microwave Hood Fan, Refrigerator, Washer/Dryer, Electric Stove
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Great Room, Tile
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Other
Lot Description	Back Lane, Back Yard, Corner Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

### Additional Information

Date Listed	April 11th, 2025
Days on Market	46
Zoning	R-CG

HOA Fees 262  
HOA Fees Freq. ANN

**Listing Details**

Listing Office RE/MAX Real Estate (Central)

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