

# \$1,200,000 - 33 Silverado Crest Bay Sw, Calgary

MLS® #A2261322

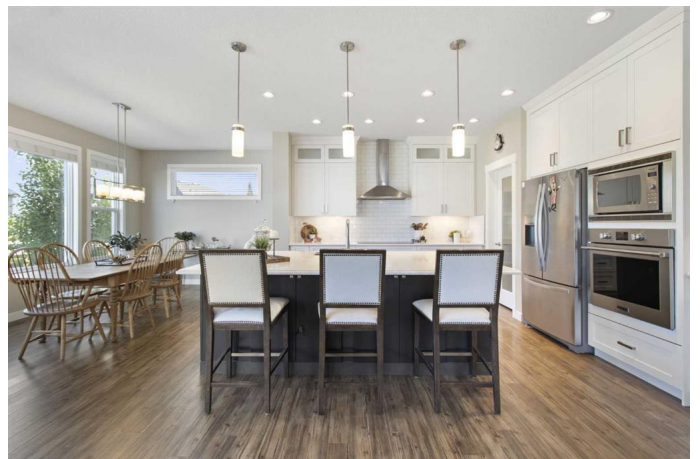
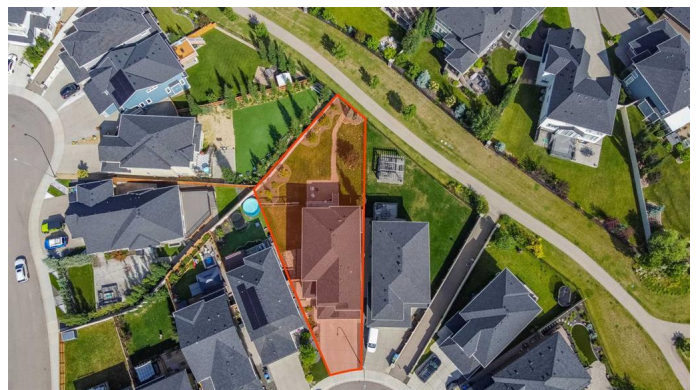
**\$1,200,000**

7 Bedroom, 4.00 Bathroom, 3,006 sqft

Residential on 0.19 Acres

Silverado, Calgary, Alberta

Tucked away in a quiet cul-de-sac on one of Silverado's largest pie-shaped lots, this custom-built Sterling Home isn't just a house, it's a home that grows with you. Thoughtfully designed with space, versatility, and modern upgrades, it's the perfect fit for a large family, multi-generational living, or even those looking to add a future rental in the basement. From the moment you step inside, you'll feel the sense of openness and comfort. The main floor flows beautifully with durable commercial-grade LVP flooring and an airy living room anchored by a stone fireplace and built-in speakers. The adjoining dining area is ready to host everything from weeknight dinners to holiday gatherings. In the chef's kitchen, you'll find quartz counters, full-height cabinetry, newer induction cooktop and dishwasher, built-in wall oven and microwave, a spacious island with storage, and a custom walk-in pantry, every detail designed with busy families in mind. What truly sets this level apart is the private main-floor bedroom and 3-piece ensuite, offering flexibility for aging parents, long-term guests, or even a live-in nanny. Add in a dedicated office and built-in mudroom bench, and you have a main floor that's as functional as it is inviting. Upstairs, four more bedrooms plus a generous bonus room create a hub for kids, teens, or extended family. The primary retreat feels like a true escape with vaulted ceilings, a spa-inspired ensuite (deep soaker tub, oversized tiled shower, dual vanities, makeup



counter, water closet), and a massive 14-ft walk-in closet designed for serious storage. A dual-sink main bath and upstairs laundry add everyday convenience. The fully developed basement opens even more possibilities. With a private side entry, two spacious bedrooms, a full bath, a second laundry area, full-size fridge, dual electrical panels, separate furnace, and insulated slab, itâ€™s perfectly set up for multi-generational living, or to be converted into a space for extra income. The oversized garage (26ft deep with a 20ft door) is ideal for trucks, storage, or a workshop, while upgrades like Cat 5e wiring, sound-deadening construction, hidden TV wiring, 4-tonne A/C, new 75-gal hot water tank (2024), and a Kinetico water system make daily living effortless. Step outside, and the backyard is the showstopper. On this rare pie lot, youâ€™ll enjoy a raised deck with storage below, a lower patio, and a private path that connects directly to Silveradoâ€™s walking trails, perfect for kids, pets, and active families. With quick access to Spruce Meadows, Sirocco Golf Course, Bragg Creek, and major routes like Stoney & MacLeod Trail, this home is more than a property, itâ€™s a place where family life and future possibilities come together.

Built in 2016

Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2261322    |
| Price          | \$1,200,000 |
| Bedrooms       | 7           |
| Bathrooms      | 4.00        |
| Full Baths     | 4           |
| Square Footage | 3,006       |
| Acres          | 0.19        |
| Year Built     | 2016        |
| Type           | Residential |

|          |          |
|----------|----------|
| Sub-Type | Detached |
| Style    | 2 Storey |
| Status   | Active   |

### Community Information

|             |                           |
|-------------|---------------------------|
| Address     | 33 Silverado Crest Bay Sw |
| Subdivision | Silverado                 |
| City        | Calgary                   |
| County      | Calgary                   |
| Province    | Alberta                   |
| Postal Code | T2X 2B3                   |

### Amenities

|                |                                                                                                             |
|----------------|-------------------------------------------------------------------------------------------------------------|
| Amenities      | Other                                                                                                       |
| Parking Spaces | 4                                                                                                           |
| Parking        | Double Garage Attached, Driveway, Front Drive, Garage Door Opener, Garage Faces Front, Insulated, Oversized |
| # of Garages   | 2                                                                                                           |

### Interior

|                   |                                                                                                                                                   |
|-------------------|---------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Ceiling Fan(s), High Ceilings, Kitchen Island, Open Floorplan, Soaking Tub                                                                        |
| Appliances        | Built-In Oven, Central Air Conditioner, Garage Control(s), Induction Cooktop, Microwave, Range Hood, Refrigerator, Washer/Dryer, Window Coverings |
| Heating           | Forced Air, Natural Gas                                                                                                                           |
| Cooling           | Central Air                                                                                                                                       |
| Fireplace         | Yes                                                                                                                                               |
| # of Fireplaces   | 1                                                                                                                                                 |
| Fireplaces        | Gas, Mantle, Stone                                                                                                                                |
| Has Basement      | Yes                                                                                                                                               |
| Basement          | Full                                                                                                                                              |

### Exterior

|                   |                                                                  |
|-------------------|------------------------------------------------------------------|
| Exterior Features | Balcony, BBQ gas line, Dog Run, Private Yard, Storage            |
| Lot Description   | Back Yard, Cul-De-Sac, Irregular Lot, Landscaped, Pie Shaped Lot |
| Roof              | Asphalt Shingle                                                  |
| Construction      | Cement Fiber Board                                               |
| Foundation        | Poured Concrete                                                  |

**Additional Information**

|                |                   |
|----------------|-------------------|
| Date Listed    | October 9th, 2025 |
| Days on Market | 31                |
| Zoning         | R-G               |
| HOA Fees       | 219               |
| HOA Fees Freq. | ANN               |

**Listing Details**

|                |                        |
|----------------|------------------------|
| Listing Office | Royal LePage Benchmark |
|----------------|------------------------|

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