

\$869,900 - 1121 Sierra Morena Court Sw, Calgary

MLS® #A2262194

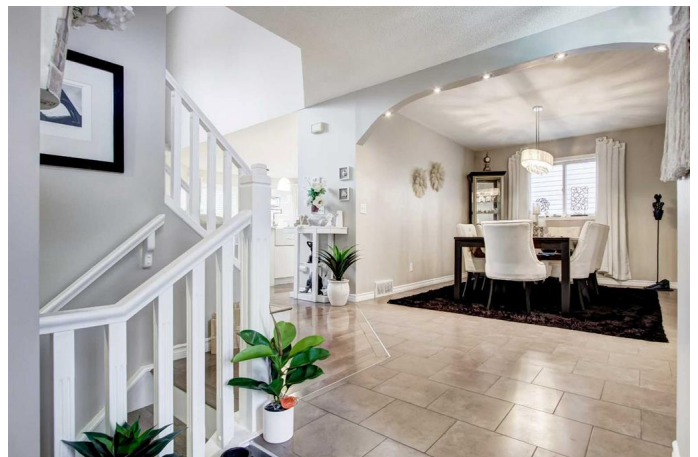
\$869,900

4 Bedroom, 4.00 Bathroom, 1,825 sqft

Residential on 0.11 Acres

Signal Hill, Calgary, Alberta

Openhouse Sunday Nov 9, 1:30 to 3:30pm. Welcome to this beautifully updated home offering over 2,500 sq ft of developed living space, featuring 4 BEDROOMS and 4 BATHROOMS and DOUBLE ATTACHED garage located in the highly sought-after community of SIGNAL HILL. Almost everything here is NEW! Enjoy peace of mind with numerous recent upgrades including NEWER HARDWOOD flooring, paint, kitchen, appliances, bathrooms, lighting, deck, air conditioner, and both front and back landscaping. The WALKOUT basement also features a newly added kitchen with an illegal suite that could easily be converted into a legal secondary suite with city approval. Nestled on a quiet cul-de-sac with a sun-filled west-facing backyard, this home welcomes you with a grand two-storey foyer and 17-foot HIGH CIELING that fill the open-concept main floor with natural light. The spacious kitchen is open to both the living room and breakfast nook, and provides direct access to a LAEGE DECK, perfect for outdoor entertaining. The main floor also includes a flex room ideal for a home office or formal dining area, a laundry room, and a guest bathroom. Upstairs, the primary suite comfortably fits a king-size bed and features a well-appointed ensuite and a walk-in closet. Two additional generously sized bedrooms and a 4-piece main bathroom complete the upper level. The fully developed walk-out basement boasts large windows that bring in plenty of natural light to the family



room and games area. It also includes a guest bedroom, 4-piece bathroom, and ample storage space. Currently, the basement is successfully registered on Airbnb as a Superhost property, generating over \$2,000 per month (without using the bedroom, which is reserved for owner storage). This exceptional home offers the perfect balance of comfort, functionality, and income potential—all within walking distance of shopping, restaurants, the public library, and an elementary school. Don't miss your chance to own this stunning home in one of Calgary's most desirable neighborhoods. You will love this house.

Built in 1996

Essential Information

MLS® #	A2262194
Price	\$869,900
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,825
Acres	0.11
Year Built	1996
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	1121 Sierra Morena Court Sw
Subdivision	Signal Hill
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H 3N1

Amenities

Parking Spaces	2
Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	High Ceilings, No Animal Home, No Smoking Home
Appliances	Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Refrigerator, Washer
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Gas
Has Basement	Yes
Basement	Full

Exterior

Exterior Features	Balcony, Private Yard
Lot Description	Back Yard, Cul-De-Sac
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	October 4th, 2025
Days on Market	36
Zoning	R-CG

Listing Details

Listing Office	First Place Realty
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