

# \$739,900 - 33 Sherwood Heights Nw, Calgary

MLS® #A2214052

**\$739,900**

4 Bedroom, 4.00 Bathroom, 1,840 sqft

Residential on 0.11 Acres

Sherwood, Calgary, Alberta

Welcome to Your dream Home!!

Nestled on an extra-long 45-foot lot, this warm and inviting home boasts a sun-soaked south-facing backyard—perfect for outdoor lovers and summer gatherings. With 4 generously sized bedrooms and 3.5 bathrooms, there's plenty of space for the whole family to enjoy.

- Main Floor Highlights: Soaring 9 ft ceilings and hardwood and tile flooring

A chef's dream kitchen featuring a large center island, expansive granite counters, and modern finishes. Bright and open-concept layout with an eat-in kitchen with direct access to a completed deck—ideal for BBQs and backyard fun. The cozy living room complete

with a gas fireplace. Convenient laundry/mudroom off the garage and a stylish 2-piece powder room complete the main floor

- Upstairs Comfort: 3 well-sized bedrooms, including a luxurious primary suite with a 5-piece ensuite—soaker tub, separate glass/tiled shower & walk-in closet

Spacious bonus room with vaulted ceilings—perfect as a media room, play area, or home office.

An additional full bathroom for family or guests.

- Fully Developed Basement (With Permits!): Wired for surround sound—ready for movie nights or entertaining

Versatile rec room and flex area

4th bedroom and full 4-piece bath—ideal for guests or older kids



- Prime Location: Tucked away from the hustle and bustle of downtown, yet close to everything you needâ€”shopping, schools, banks, and other amenities are all just a short walk away.

- Additional Perks:

Central A/C to keep you cool in the summer

Attached garage and thoughtful storage

throughout. Swing set in backyard is included.

Built in 2011

## Essential Information

MLS® #	A2214052
Price	\$739,900
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,840
Acres	0.11
Year Built	2011
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

## Community Information

Address	33 Sherwood Heights Nw
Subdivision	Sherwood
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3R0L3

## Amenities

Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

## Interior

Interior Features	Bookcases, Closet Organizers, Double Vanity, Granite Counters, High Ceilings, Kitchen Island, Open Floorplan, Pantry, Vinyl Windows
Appliances	Dishwasher, Dryer, Electric Stove, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Private Yard
Lot Description	Back Yard, Landscaped, Low Maintenance Landscape, Rectangular Lot, No Neighbours Behind
Roof	Asphalt
Construction	Brick, Vinyl Siding
Foundation	Poured Concrete

## Additional Information

Date Listed	April 23rd, 2025
Days on Market	2
Zoning	R-G

## Listing Details

Listing Office	TREC The Real Estate Company
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