

# \$1,450,000 - 168 Aspenshire Drive Sw, Calgary

MLS® #A2225718

**\$1,450,000**

7 Bedroom, 5.00 Bathroom, 3,011 sqft

Residential on 0.13 Acres

Aspen Woods, Calgary, Alberta

OPEN HOUSE: SATURDAY, JUNE 7 | 2:30

PM – 5:00 PM

7 BEDROOMS | MAIN-FLOOR PRIMARY  
SUITE | SOUTH-FACING BACKYARD |  
ASPEN WOODS EXECUTIVE HOME

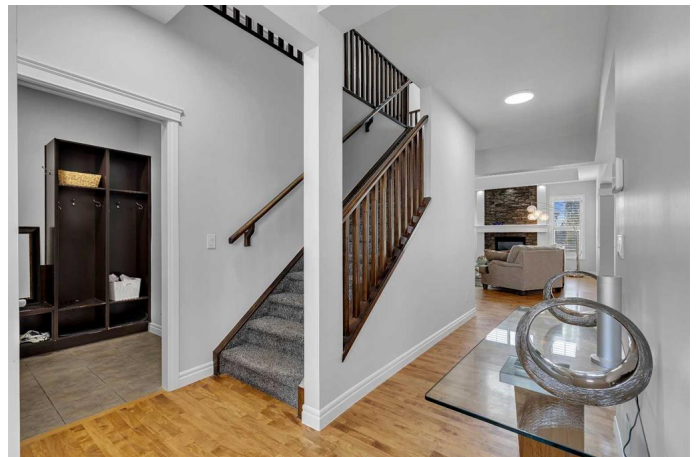
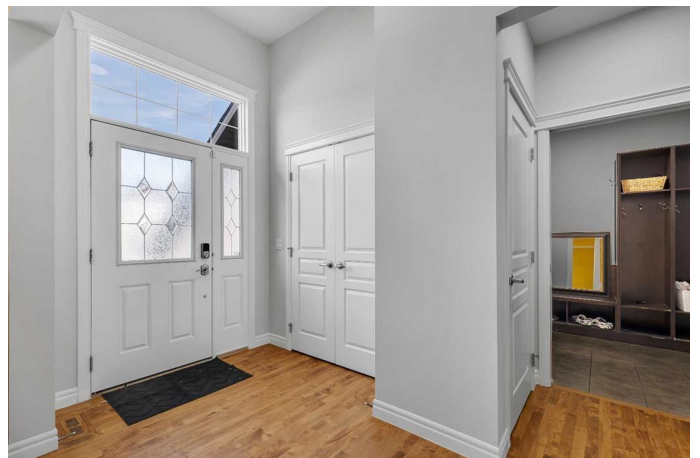
This beautifully updated 7-bedroom, 4-bath executive home in Aspen Woods offers over 4,400 sqft of living space and a sunny south-facing backyard—perfect for families seeking space, flexibility, and a prime location.

The main-floor primary suite is a standout feature, ideal for multi-generational living, or simply enjoying a private main-level retreat with a 5-piece ensuite and walk-in closet.

The main level impresses with 19-ft ceilings, a stunning Rundle stone fireplace, a chef's kitchen with granite counters, a large island, all-new cabinetry, a den/study and a formal dining area. Fresh interior paint and recently updated hardwood floors and carpet add a modern touch throughout.

Upstairs offers 4 spacious bedrooms and a bright bonus room, while the fully developed basement adds 2 more bedrooms, a second office, a craft room, and a large media/games area.

Located on a quiet street with easy access to downtown, the mountains, and top private schools like Webber Academy, Rundle



College, and the Calgary French & International School, this home delivers elevated living in one of Calgary’s most sought-after neighborhoods.

Built in 2009

**Essential Information**

MLS® #	A2225718
Price	\$1,450,000
Bedrooms	7
Bathrooms	5.00
Full Baths	4
Half Baths	1
Square Footage	3,011
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	May 29th, 2025
Days on Market	5
Zoning	Residential-Low Density M

## Listing Details

Listing Office	Real Broker
----------------	-------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.