

# \$924,900 - 8447 62 Avenue Nw, Calgary

MLS® #A2207270

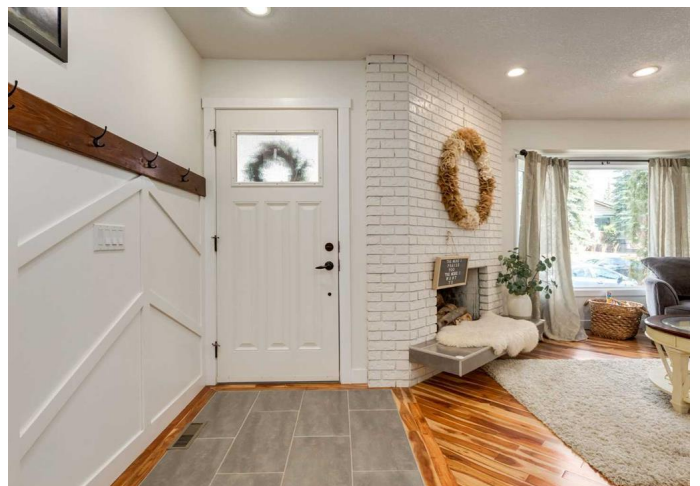
**\$924,900**

4 Bedroom, 3.00 Bathroom, 1,589 sqft

Residential on 0.16 Acres

Silver Springs, Calgary, Alberta

\*\*\*Open House Saturday April 12, 1-3pm\*\*\*Welcome to this absolutely stunning, fully renovated bungalow tucked away on a peaceful crescent in the highly sought-after community of Silver Springs. Offering over 2900 sq ft of beautifully updated living space, this home stands out with its rare double attached garage and an incredible south-facing backyard—a true dream for families. From the moment you arrive, the home's curb appeal impresses with its timeless brick and acrylic stucco exterior. Step inside to discover a modern, open-concept layout designed for both everyday living and entertaining. At the heart of the home is a gorgeous, chef-inspired kitchen featuring a massive island, sleek stainless steel appliances, custom cabinetry, and a built-in pantry. The kitchen flows seamlessly into the bright dining area and front living room, while the cozy family room with gas fireplace at the rear offers a perfect place to unwind, complete with access to the deck and backyard views of Canada Olympic Park. The primary suite is a luxurious retreat, featuring a spacious walk-in closet and a spa-like 5-piece ensuite with dual sinks, a soaker tub, and a glass shower. Two additional bedrooms and a stylish 4-piece bathroom complete the main level. Downstairs, the fully finished basement offers even more living space with a huge recreational/media room, kitchen/wet bar area, an additional bedroom, full bathroom and a cold/storage room. The large laundry/mudroom with



built-ins for storage has access to the double attached garage and is perfect for busy family life. Outside, the massive, fully fenced backyard offers endless possibilities for play, gardening, and entertaining. Thereâ€™s even RV parking with an oversized driveway with plenty of room for extra vehicles. All of this is ideally located just minutes from schools, Bowmont Parkâ€™s scenic trails, the outdoor pool, Silver Springs Botanical Gardens, and countless amenities in the nearby Crowfoot area, including the YMCA, Public Library, and Bowness Park. Donâ€™t miss outâ€”click on the media link to watch the video tour and schedule your private showing today!

Built in 1976

**Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | A2207270    |
| Price          | \$924,900   |
| Bedrooms       | 4           |
| Bathrooms      | 3.00        |
| Full Baths     | 3           |
| Square Footage | 1,589       |
| Acres          | 0.16        |
| Year Built     | 1976        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bungalow    |
| Status         | Active      |

**Community Information**

|             |                   |
|-------------|-------------------|
| Address     | 8447 62 Avenue Nw |
| Subdivision | Silver Springs    |
| City        | Calgary           |
| County      | Calgary           |
| Province    | Alberta           |
| Postal Code | T3B 4A8           |

**Amenities**

|                |   |
|----------------|---|
| Parking Spaces | 4   |
| Parking        | Alley Access, Double Garage Attached, Driveway, Oversized, RV Access/Parking, See Remarks |
| # of Garages   | 2   |

## Interior

|                   |  |
|-------------------|--|
| Interior Features | Kitchen Island, Open Floorplan, See Remarks, Stone Counters, Vinyl Windows   |
| Appliances        | Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer, Window Coverings |
| Heating           | Forced Air   |
| Cooling           | Central Air  |
| Fireplace         | Yes  |
| # of Fireplaces   | 1  |
| Fireplaces        | Gas  |
| Has Basement      | Yes  |
| Basement          | Exterior Entry, Finished, Full, Walk-Out   |

## Exterior

|                   |                               |
|-------------------|-------------------------------|
| Exterior Features | Other                         |
| Lot Description   | Back Lane, See Remarks, Views |
| Roof              | Asphalt Shingle               |
| Construction      | Wood Frame                    |
| Foundation        | Poured Concrete               |

## Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | April 10th, 2025 |
| Days on Market | 9                |
| Zoning         | R-CG             |

## Listing Details

|                |                                    |
|----------------|------------------------------------|
| Listing Office | RE/MAX Real Estate (Mountain View) |
|----------------|------------------------------------|

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