

\$699,900 - 187 Arbour Crest Rise Nw, Calgary

MLS® #A2215865

\$699,900

4 Bedroom, 3.00 Bathroom, 2,080 sqft

Residential on 0.11 Acres

Arbour Lake, Calgary, Alberta

Experience the joy of lake living in Arbour Lake â€™ Northwest Calgaryâ€™s only lake community with year-round access to a private lake! This spacious 2,000+ sq ft home features a bright southwest-facing front yard and offers 4 Bedrooms and 2.5 Bathrooms, ideal for growing families. Located just a 9-minute walk from Arbour Lake School.

Freshly painted throughout including the Ceilings!! Step inside to a bright Living Room, while the heart of the home offers an open-concept layout that connects the Kitchen, Family Room, Dining Room and Breakfast Nook. The spacious Family Room includes a gas fireplace, creating a warm and inviting gathering space. The functional Kitchen features a pantry and stainless steel appliances. A well-sized Breakfast Nook leads to the landscaped backyard. A convenient half Bath and main floor Laundry complete this level.

Heading to the upper level, the spacious Primary Bedroom includes a walk-in closet and a private four-piece Ensuite with a jetted tub. Three additional well-sized Bedrooms and a full Bathroom complete the upper level, offering plenty of space for family living.

The full Basement is unfinished and ready for future development with rough in future bathroom. Enjoy a fully fenced backyard with a good-sized deck and patio, plus a pathway



connecting the patio to the front porch and double attached garage.

Located minutes from Costco, Crowfoot Crossing shopping centre, playgrounds, schools and the LRT. Book a showing today! Price right to sell and just need new flooring to suit your taste.

Built in 1998

Essential Information

MLS® #	A2215865
Price	\$699,900
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,080
Acres	0.11
Year Built	1998
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	187 Arbour Crest Rise Nw
Subdivision	Arbour Lake
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3G 4R9

Amenities

Amenities	None
Parking Spaces	4
Parking	Double Garage Attached, Insulated
# of Garages	2

Interior

Interior Features	Jetted Tub, Kitchen Island, Open Floorplan, Pantry, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Refrigerator, Washer
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room, Gas
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	None
Lot Description	Landscaped, Rectangular Lot
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	May 1st, 2025
Days on Market	3
Zoning	R-CG
HOA Fees	263
HOA Fees Freq.	ANN

Listing Details

Listing Office	Jessica Chan Real Estate & Management Inc.
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