

# \$998,500 - 174 Creekside Way Sw, Calgary

MLS® #A2232696

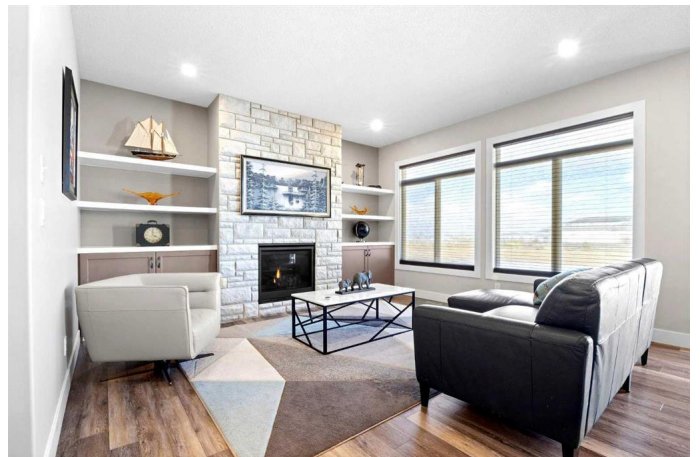
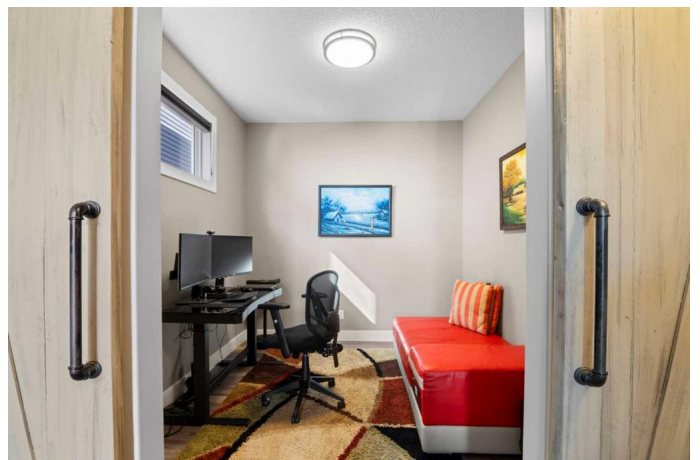
**\$998,500**

4 Bedroom, 5.00 Bathroom, 2,578 sqft

Residential on 0.09 Acres

Pine Creek, Calgary, Alberta

Tucked away in a prime location backing onto a peaceful pond, 174 Creekside Way SW is the kind of home that rarely comes along—where everyday living meets natural beauty and smart design. With over 3,500 sq ft of finished space across three levels, including a fully legal 2-bedroom walkout basement suite, this property is as versatile as it is beautiful—perfect for extended families, multigenerational living, or income potential. Inside, the main floor balances functionality and warmth. A private home office behind a chic barn door offers a quiet space to work or study. The inviting living room, centered around a striking stone-accented fireplace, sets the tone for cozy evenings in. The kitchen is made for serious cooks and casual diners alike, featuring a large central island, sunny dining nook, and a hidden gem—a fully equipped spice kitchen for mess-free meal prep. A spacious mudroom and 2-piece powder room keep things practical without sacrificing style. Upstairs, you’ll find a flexible bonus room and three generously sized bedrooms, each with its own charm. The primary suite is a true retreat, boasting a spa-inspired 5-piece ensuite with a soaking tub, glass shower, dual sinks, and a walk-in closet with custom built-ins. The second bedroom enjoys its own private 4-piece ensuite, while the third is served by another full bath just steps away from the upstairs laundry room. The walkout lower level is a self-contained legal suite with its own separate



entrance, two bright bedrooms, a full bath, stylish kitchen, and cozy living area—all opening out to a covered patio and peaceful pondside setting. It’s the ideal setup for guests, tenants, or family members who need a space of their own. With thoughtful upgrades, a functional floor plan, and an unbeatable setting, this is more than a home—it’s an opportunity to live smart, comfortably, and connected to nature. Whether you're looking to nest, invest, or both, this one checks all the boxes.

Built in 2019

**Essential Information**

MLS® #	A2232696
Price	\$998,500
Bedrooms	4
Bathrooms	5.00
Full Baths	4
Half Baths	1
Square Footage	2,578
Acres	0.09
Year Built	2019
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

**Community Information**

Address	174 Creekside Way Sw
Subdivision	Pine Creek
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2X 4B1

**Amenities**

Amenities	Other
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Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

## Interior

Interior Features	Bookcases, Breakfast Bar, Closet Organizers, Double Vanity, Kitchen Island, Pantry, Quartz Counters, Recessed Lighting, Separate Entrance, Soaking Tub, Storage, Walk-In Closet(s)
Appliances	Built-In Refrigerator, Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Microwave, Microwave Hood Fan, Range Hood, Refrigerator, Stove(s), Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Basement, Electric, Living Room, Stone
Has Basement	Yes
Basement	Full, Suite, Walk-Out

## Exterior

Exterior Features	None
Lot Description	Back Yard, Backs on to Park/Green Space, Landscaped, Rectangular Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Siding
Foundation	Poured Concrete

## Additional Information

Date Listed	June 19th, 2025
Days on Market	8
Zoning	R-G
HOA Fees Freq.	ANN

## Listing Details

Listing Office	Royal LePage Benchmark
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