# \$1,795,000 - 3a Willow Crescent Sw, Calgary

MLS® #A2188311

### \$1,795,000

3 Bedroom, 4.00 Bathroom, 2,558 sqft Residential on 0.10 Acres

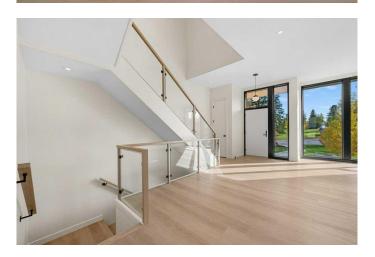
Spruce Cliff, Calgary, Alberta

Nestled on the eastern side of the property, 3A presents a bright, open-concept layout that seamlessly flows into a private outdoor backyard perfect for entertaining. As you step onto the front lawn, your gaze extends beneath the branches of a majestic 70-year-old larch tree, offering views that sweep across Poplar Park and into a peaceful school field. This serene, tree-lined backdrop was the inspiration for Davignon Martin's thoughtful approach to this mid-century lot. Renowned architect Richard Davignon, recipient of the prestigious American Institute of Architects Award of Excellence, has crafted every element with care and precision. The home boasts three generously sized bedrooms, each with its own ensuite bathroom, ensuring both comfort and privacy. The primary ensuite is a true retreat, featuring a luxurious soaker tub, a spacious double shower, and an expansive walk-in closet for ample storage. At the heart of the home lies a custom-designed kitchen, perfectly suited for the contemporary homeowner. Large windows frame stunning park views, while handmade oak railings gracefully complement the almond-hued floors.

Clever built-in storage solutions, including a central pantry and mudroom, contribute to the home's sense of openness and clutter-free living. The backyard offers plenty of space for bocce or family barbecuesâ€"an uncommon feature in homes of this style. To truly appreciate the exquisite architectural







details and craftsmanship that make this home unique, a personal visit is a must.

#### Built in 2023

#### **Essential Information**

MLS® # A2188311 Price \$1,795,000

Bedrooms 3
Bathrooms 4.00
Full Baths 3
Half Baths 1

Square Footage 2,558
Acres 0.10
Year Built 2023

Type Residential
Sub-Type Detached
Style 2 Storey
Status Active

# **Community Information**

Address 3a Willow Crescent Sw

Subdivision Spruce Cliff

City Calgary
County Calgary
Province Alberta
Postal Code T3C 3B8

#### **Amenities**

Parking Spaces 2

Parking Double Garage Detached

# of Garages 2

#### Interior

Interior Features Built-in Features, Double Vanity, High Ceilings, Kitchen Island

Appliances Bar Fridge, Dishwasher, Electric Oven, Refrigerator, Washer/Dryer

Heating Forced Air, Natural Gas

Cooling Rough-In

Fireplace Yes

# of Fireplaces

Fireplaces Family Room, Gas

Has Basement Yes

Basement Full, Unfinished

#### **Exterior**

Exterior Features Private Entrance, Private Yard

Lot Description Back Lane, Back Yard, Irregular Lot, Pie Shaped Lot, Street Lighting,

**Treed** 

Roof Asphalt Shingle

Construction Concrete, Mixed, Stucco, Wood Frame

Foundation Poured Concrete

## **Additional Information**

Date Listed January 16th, 2025

Days on Market 57

Zoning R-CG

# **Listing Details**

Listing Office MaxWell Capital Realty

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