

\$665,000 - 182 Tusslewood Drive Nw, Calgary

MLS® #A2201797

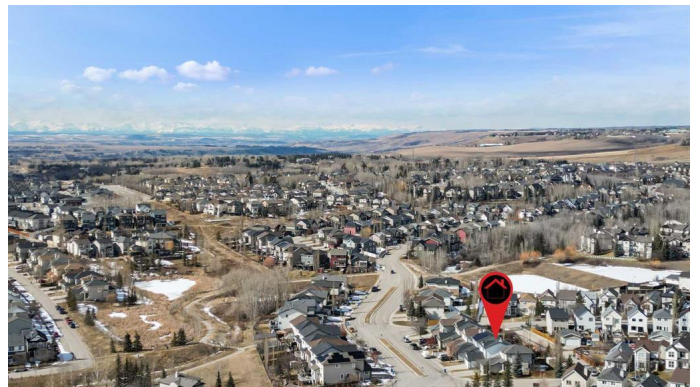
\$665,000

3 Bedroom, 4.00 Bathroom, 1,400 sqft
Residential on 0.09 Acres

Tuscany, Calgary, Alberta

This is the one you have been waiting for! Fully finished with over 2000 sq ft of developed space with 3 bedrooms and 3.5 bathrooms in a prime location, steps to the park and ravine trails. As you enter the property you are greeted by the new luxury vinyl plank flooring leading you into the open concept main floor. Spacious living room with tile faced corner fireplace with mantle. Kitchen with crisp white cabinetry, newer stainless-steel appliances, tile backsplash, corner pantry, and large island with raised bar ledge. Open to the dining area with sliding doors out to the fully fenced and maturely landscaped backyard with beautiful shrubs and perennials. Head upstairs to the primary bedroom with walk-in closet and updated 4-piece bathroom. Good sized 2nd and 3rd bedrooms with their own adjoining 4-piece bathroom complete the family friendly upper floor. Fully finished basement with plush carpeting leading you into the large family/rec room with another full 4-piece bathroom. All this located in the sought after neighborhood of Tuscany in the Tusslewood Estates area! Surrounded by all the amenities such as C-Train station, tons of shopping, highly rated schools, parks, ravine walking trails, and quick access to Stoney Trail and Highway 1 for quick escape to the mountains! This home shows 10/10 and is a must see!

Built in 2002



Essential Information

MLS® #	A2201797
Price	\$665,000
Bedrooms	3
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,400
Acres	0.09
Year Built	2002
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	182 Tusslewood Drive Nw
Subdivision	Tuscany
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3L 2N1

Amenities

Amenities	Clubhouse, Park, Party Room, Picnic Area, Playground, Racquet Courts, Recreation Facilities, Recreation Room, Outdoor Pool
Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	Breakfast Bar, Built-in Features, Ceiling Fan(s), Open Floorplan, Pantry, Storage, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Stove, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1

Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	None
Lot Description	Back Yard, Front Yard, Landscaped, Lawn, Many Trees, Rectangular Lot
Roof	Asphalt Shingle
Construction	Concrete, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	March 20th, 2025
Days on Market	8
Zoning	DC
HOA Fees	298
HOA Fees Freq.	ANN

Listing Details

Listing Office	Real Broker
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