



**133 Aspen Stone Road SW  
Calgary, Alberta**

**MLS # A2306173**



**\$1,185,000**

<b>Division:</b>	Aspen Woods		
<b>Type:</b>	Residential/House		
<b>Style:</b>	2 Storey		
<b>Size:</b>	2,175 sq.ft.	<b>Age:</b>	2005 (21 yrs old)
<b>Beds:</b>	4	<b>Baths:</b>	3 full / 1 half
<b>Garage:</b>	Double Garage Attached, Driveway, Front Drive, Garage Faces Front, Oversi		
<b>Lot Size:</b>	0.14 Acre		
<b>Lot Feat:</b>	Back Yard, Front Yard, Interior Lot, Landscaped, No Back Lane, Private, Rect		

<b>Heating:</b>	Forced Air, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Ceramic Tile, Hardwood, Laminate	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full	<b>LLD:</b>	-
<b>Exterior:</b>	Stone, Stucco, Wood Frame	<b>Zoning:</b>	R-G
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-

**Features:** Beamed Ceilings, Breakfast Bar, Built-in Features, Central Vacuum, Chandelier, Closet Organizers, Double Vanity, High Ceilings, No Animal Home, No Smoking Home, Pantry, Walk-In Closet(s)

**Inclusions:** Alarm System Including Cameras/Doorbell Camera/Motion Sensors, 2 TV Brackets, Shed, Hot Tub, Pergola.

Beautifully maintained & extensively updated, this elegant 2-storey walkout in the heart of Aspen Woods offers the rare blend of turn-key luxury, timeless design & exceptional family function. From the moment you arrive, the distinguished stone exterior, oversized double attached garage & welcoming front entry create a refined first impression. Inside, the spacious foyer could easily be repurposed to a functional home office. Heading into the main living area you’ll adore the soaring ceilings, rich hardwood floors, central A/C + abundant natural light that set the tone for elevated everyday living. The dramatic 2-storey great room is a true focal point, anchored by a striking stone-faced gas fireplace & expansive windows that fill the space with warmth & light. Designed for both connection & comfort, the living area flows seamlessly into the dining space & beautifully appointed kitchen featuring warm cabinetry, stainless steel appliances, gas range, mosaic tile backsplash, walk-through pantry + a generous island perfect for casual meals or entertaining. Step directly onto the upper deck and enjoy effortless indoor-outdoor living. The main level is complete with a functional mudroom/laundry as well as a powder room. Upstairs, a versatile bonus/flex area overlooks the main level & captures inspiring Rocky Mountain views. Ideal as a home office, reading lounge, or study space for the kids. The serene primary retreat offers vaulted ceilings, large windows, walk-in closet + a well-appointed ensuite. Two additional bedrooms, an updated full bath & newer carpet throughout complete the upper level with style and practicality. The fully finished walkout basement adds value & flexibility, ideal for multi-generational living, nanny accommodations, or growing families. A spacious recreation room with wet bar creates the ultimate setting for movie nights, fitness, games, or entertaining. A

4th bedroom & full bath provide excellent space for guests, teens, or private work-from-home needs. Walk out to the covered patio & beautifully usable backyard beyond. Outside, multiple outdoor spaces invite relaxation & gathering, including the upper deck, covered patio, pergola, hot tub area, a generous yard for children to play + a generous storage shed offers plenty of space for keeping the garage free of gardening & landscaping equipment. Thoughtfully maintained for peace of mind, updates include hardwood (main level) & premium basement flooring (2025), upper level & stair carpet (2024), interior/exterior painting (2026), dishwasher (2026), microwave (2025), toilets (2025), water heater (2024), central humidifier (2025), furnace maintenance (2025), radon mitigation system (2022) plus attic improvements with upgraded insulation (2025). Ideally located within walking distance to top-rated schools including Webber Academy, pathways, the beloved Ladybug Caf&eacute; + just minutes to Aspen Landing Shopping Centre. A rare opportunity to simply move in and enjoy your forever family home.