



GRASSROOTS
REALTY GROUP

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377 Creekside Drive SW
Calgary, Alberta

MLS # A2315459



\$540,300

Division:	NONE		
Type:	Residential/Duplex		
Style:	2 Storey, Attached-Side by Side		
Size:	1,704 sq.ft.	Age:	2026 (0 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Parking Pad		
Lot Size:	0.06 Acre		
Lot Feat:	Back Lane, Back Yard, Street Lighting		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Stone, Vinyl Siding, Wood Frame	Zoning:	TBD
Foundation:	Poured Concrete	Utilities:	-
Features:	Bathroom Rough-in, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Walk-In Closet(s)		
Inclusions:	N/A		

The Delta II by Shane Homes | Tentative Completion December 2026. Located in Sirocco , a desirable SW Calgary community with quick access to MacLeod Trail and Stoney Trail, making commuting simple and convenient. This pre-construction 3-bedroom, 2.5-bath duplex offers a thoughtfully designed layout ideal for modern living. The open-concept main floor features a stylish rear kitchen, walk-in pantry, bright dining area, spacious family room, and a convenient half bath. Upstairs includes a versatile bonus room, upper-floor laundry, and three bedrooms. The owner's bedroom features a walk-in closet and private 4-piece ensuite. The home also includes a separate side entrance and an unfinished basement with rough-ins, offering potential for future development. Photos are for illustrative purposes.