

# \$704,000 - 7020 78 Street Nw, Calgary

MLS® #A2206222

**\$704,000**

4 Bedroom, 2.00 Bathroom, 1,652 sqft

Residential on 0.14 Acres

Silver Springs, Calgary, Alberta

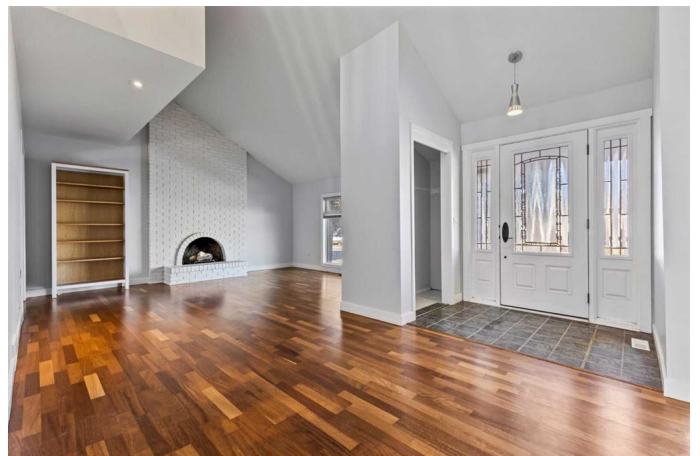
This charming 1.5-storey home is one you don't want to miss! Sitting on a huge 5941 sq. foot. lot with over 2,400 sq. ft. of developed living space, it has everything you need—and more!

From the moment you arrive, the mature trees, lawn-free landscaping, and brand-new roof make a great first impression. Step inside, and you're greeted by vaulted ceilings, warm hardwood floors, and tons of natural light pouring in from the large front windows!

The cozy living room is perfect for relaxing by the floor-to-ceiling fireplace, while the private dining room is ready for hosting your next dinner party. The sleek, stylish kitchen is a dream, featuring black cabinetry, tons of pot lighting, and a big window over the sink—because who doesn't love a kitchen with a view? Plus, the extra family room leads right out to a covered deck, making indoor-outdoor living a breeze!

Upstairs, you'll find a spacious primary bedroom with a walk-in closet, a bright second bedroom, and a beautiful 4-piece bath with a soaker tub—perfect for unwinding after a long day!

The fully finished basement is made for movie nights, with a big rec room, two extra bedrooms, a 3-piece bath, and a laundry/utility room featuring an oversized hot water



tankâ€™so youâ€™™ll never run out of hot water!

And then thereâ€™™s the backyardâ€™™an entertainerâ€™™s dream. The covered deck is perfect for BBQs, and thereâ€™™s plenty of space to relax and enjoy. Plus, the oversized HEATED & INSULATED double garage is the cherry on top!

Located in the established community of Silver Springs, youâ€™™re just minutes from schools, shopping, and scenic walking paths. This home is truly specialâ€™™book your showing today!

Built in 1976

**Essential Information**

|                |                   |
|----------------|-------------------|
| MLS® #         | A2206222          |
| Price          | \$704,000         |
| Bedrooms       | 4                 |
| Bathrooms      | 2.00              |
| Full Baths     | 2                 |
| Square Footage | 1,652             |
| Acres          | 0.14              |
| Year Built     | 1976              |
| Type           | Residential       |
| Sub-Type       | Detached          |
| Style          | 1 and Half Storey |
| Status         | Active            |

**Community Information**

|             |                   |
|-------------|-------------------|
| Address     | 7020 78 Street Nw |
| Subdivision | Silver Springs    |
| City        | Calgary           |
| County      | Calgary           |
| Province    | Alberta           |
| Postal Code | T3B 4H9           |

**Amenities**

|                |                        |
|----------------|------------------------|
| Parking Spaces | 2                      |
| Parking        | Double Garage Detached |
| # of Garages   | 2                      |

## Interior

|                   |                                                                                                    |
|-------------------|----------------------------------------------------------------------------------------------------|
| Interior Features | Kitchen Island, No Smoking Home, Vaulted Ceiling(s), Walk-In Closet(s)                             |
| Appliances        | Dishwasher, Garage Control(s), Gas Stove, Range Hood, Refrigerator, Washer/Dryer, Window Coverings |
| Heating           | Forced Air, Natural Gas                                                                            |
| Cooling           | None                                                                                               |
| Fireplace         | Yes                                                                                                |
| # of Fireplaces   | 1                                                                                                  |
| Fireplaces        | Brick Facing, Wood Burning                                                                         |
| Has Basement      | Yes                                                                                                |
| Basement          | Finished, Full                                                                                     |

## Exterior

|                   |                                                                                                        |
|-------------------|--------------------------------------------------------------------------------------------------------|
| Exterior Features | Balcony                                                                                                |
| Lot Description   | Back Lane, Fruit Trees/Shrub(s), Landscaped, Low Maintenance Landscape, Rectangular Lot, Sloped, Treed |
| Roof              | Asphalt Shingle                                                                                        |
| Construction      | Vinyl Siding, Wood Frame                                                                               |
| Foundation        | Poured Concrete                                                                                        |

## Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | March 27th, 2025 |
| Days on Market | 36               |
| Zoning         | R-CG             |

## Listing Details

|                |             |
|----------------|-------------|
| Listing Office | Real Broker |
|----------------|-------------|

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