

\$720,000 - 9 Valley Meadow Close Nw, Calgary

MLS® #A2250641

\$720,000

3 Bedroom, 3.00 Bathroom, 1,899 sqft

Residential on 0.11 Acres

Valley Ridge, Calgary, Alberta

Welcome to Your New Home in Valley Ridge! Nestled in the heart of Valley Ridge, this beautifully maintained two-storey family home is just steps from parks, an outdoor rink, soccer fields, a golf course, and scenic walking paths that weave through the community. The thoughtfully designed kitchen features quartz countertops, a stylish tile backsplash, a central island, corner pantry, and a cozy breakfast nook—perfect for morning coffee or casual meals. This space flows seamlessly into the inviting family room, complete with a warm gas fireplace. The main floor also offers a formal dining room, convenient half bath, laundry area, and a versatile den with custom built-in cabinetry. Step outside to the south-facing tiered deck and take in breathtaking views of the west hills, overlooking a fully fenced and meticulously landscaped backyard. Upstairs, the spacious primary suite boasts a luxurious 5-piece ensuite with a jetted tub and separate shower. Two additional large bedrooms and a full 4-piece bathroom complete the upper level. Additional highlights include: Slate flooring, double attached garage, covered front porch, high-efficiency furnace, unfinished basement ready for your personal touch. With quick access to both the mountains and downtown via Stoney Trail, Valley Ridge offers the perfect blend of nature and convenience. Enjoy nearby amenities and endless outdoor opportunities right at your doorstep. Don't miss your chance to own this exceptional



property in one of Calgary's most
sought-after communities!

Built in 1993

Essential Information

MLS® #	A2250641
Price	\$720,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,899
Acres	0.11
Year Built	1993
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	9 Valley Meadow Close Nw
Subdivision	Valley Ridge
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3B 5M1

Amenities

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	Breakfast Bar, Ceiling Fan(s), French Door, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters
Appliances	Dishwasher, Garage Control(s), Microwave, Refrigerator, Stove(s), Washer/Dryer, Window Coverings
Heating	Forced Air

Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	None
Lot Description	Fruit Trees/Shrub(s), Landscaped, Many Trees, Rectangular Lot, Street Lighting
Roof	Asphalt Shingle
Construction	Brick, Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	August 21st, 2025
Days on Market	1
Zoning	R-CG

Listing Details

Listing Office	RE/MAX Real Estate (Mountain View)
----------------	------------------------------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.