



**52 Aspen Summit Drive SW
Calgary, Alberta**

MLS # A2300223



\$1,549,900

Division:	Aspen Woods		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,667 sq.ft.	Age:	2009 (17 yrs old)
Beds:	5	Baths:	3 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.11 Acre		
Lot Feat:	Back Lane, Few Trees, Landscaped, Low Maintenance Landscape, Undergro		

Heating:	In Floor, Forced Air, Natural Gas, Radiant	Water:	-
Floors:	Carpet, Ceramic Tile, Hardwood	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Stone, Stucco, Wood Frame	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	Double Vanity, Granite Counters, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Recessed Lighting, Separate Entrance, Vinyl Windows, Wet Bar		
Inclusions:	N/A		

10.5 kW solar panel system, central air conditioning, heated basement floors, and Gemstone exterior lighting—just to name a few of the many upgrades. The list truly goes on. Welcome to 52 Aspen Summit Drive SW, an opportunity to own a rare, spacious 5-bedroom home with a full-size office in the sought-after Aspen Summit community, featuring nearly 3,700 sq. ft. of refined living space. Upon entry, you are greeted by a spacious main-floor office, ideal for working from home. The living room is bright and inviting, featuring large windows that fill the space with natural light. The chef-inspired kitchen is equipped with top-of-the-line stainless steel appliances, including a gas cooktop, along with a generous corner pantry for all your storage needs. Upstairs, you’ll find a spacious bonus room and three generously sized bedrooms, including a luxurious primary suite featuring a 5-piece ensuite. All upper-level closets are upgraded with custom-built-in shelving, while the second bathroom features a standing shower. A convenient upper-floor laundry room completes this level. The fully developed basement is designed for both comfort and entertainment, featuring a large family room centred around a grand fireplace, along with a walk-up bar complete with a sink, built-in dishwasher, and bar fridge. The basement also includes two additional bedrooms and a 3-piece bathroom with a curbless walk-in shower, custom tile work, and a floating vanity. Step outside to an expansive, beautifully landscaped backyard featuring sloped walkways to the paved rear alley, mature perennial gardens, and a low-maintenance design with a bubbling rock feature—complete with outdoor garden lighting that elevates the space and creates a stunning evening setting for entertaining. A sprinkler system adds convenience, while back lane access and private views from the upper

levels enhance both functionality and appeal. Additional highlights include a walkout basement, ample storage throughout the home, and custom-built storage solutions in the garage. Located in one of Calgary's most desirable Westside communities, Aspen Woods offers close proximity to top-rated schools (Webber Academy, Rundle College, & Calgary Academy), Aspen Landing, parks and pathways, and convenient access to downtown or a quick escape west to the mountains. A new middle school is also planned nearby with a projected opening around 2029–2030. If you've been waiting for a spacious, move-in-ready Aspen home with room to live, work, and entertain, this is one you won't want to miss. This exceptional home offers the perfect combination of luxury, space, and location—a rare opportunity in one of Calgary's most sought-after communities. Call today to book your private viewing. *****OPEN HOUSE SAT & SUN 12:30 PM - 03:00 PM*****.