

# \$995,000 - 113 Sierra Vista Terrace Sw, Calgary

MLS® #A2246277

**\$995,000**

5 Bedroom, 4.00 Bathroom, 1,824 sqft  
Residential on 0.10 Acres

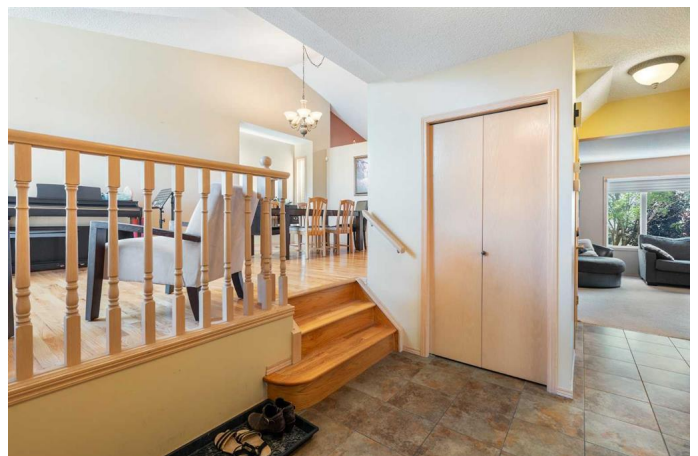
Signal Hill, Calgary, Alberta

Welcome to 113 Sierra Vista Terrace SW, a beautifully maintained two-storey home tucked away on a quiet cul-de-sac in the sought-after community of Signal Hill. This inviting residence offers a bright and functional layout, with spacious main floor living and dining areas, a cozy fireplace, and a well-appointed kitchen with ample cabinetry and counter space. Upstairs features three generous bedrooms, including a primary suite with a walk-in closet and private ensuite. The fully developed basement with a separate entrance is currently set up as a self-contained suite and in the process of being legalizedâ€”offering incredible flexibility for extended family living or future rental income. Enjoy outdoor living in the sunny, landscaped backyard, perfect for relaxing or entertaining. Ideally located close to parks, top-rated schools, shopping at Signal Hill Centre, public transit, and major roadways, this home presents an exceptional opportunity to own in one of Calgaryâ€™s most desirable west-side communities.

Built in 1993

## Essential Information

|           |           |
|-----------|-----------|
| MLS® #    | A2246277  |
| Price     | \$995,000 |
| Bedrooms  | 5         |
| Bathrooms | 4.00      |



|                |                |
|----------------|----------------|
| Full Baths     | 3              |
| Half Baths     | 1              |
| Square Footage | 1,824          |
| Acres          | 0.10           |
| Year Built     | 1993           |
| Type           | Residential    |
| Sub-Type       | Detached       |
| Style          | 2 Storey Split |
| Status         | Active         |

### Community Information

|             |                             |
|-------------|-----------------------------|
| Address     | 113 Sierra Vista Terrace Sw |
| Subdivision | Signal Hill                 |
| City        | Calgary                     |
| County      | Calgary                     |
| Province    | Alberta                     |
| Postal Code | T3H 3C4                     |

### Amenities

|                |                        |
|----------------|------------------------|
| Parking Spaces | 4                      |
| Parking        | Double Garage Attached |
| # of Garages   | 2                      |

### Interior

|                   |                                                                     |
|-------------------|---------------------------------------------------------------------|
| Interior Features | Pantry                                                              |
| Appliances        | Window Coverings                                                    |
| Heating           | Forced Air, Natural Gas                                             |
| Cooling           | None                                                                |
| Fireplace         | Yes                                                                 |
| # of Fireplaces   | 2                                                                   |
| Fireplaces        | Basement, Brick Facing, Gas, Glass Doors, Living Room, Wood Burning |
| Has Basement      | Yes                                                                 |
| Basement          | Finished, Full, Walk-Out                                            |

### Exterior

|                   |                    |
|-------------------|--------------------|
| Exterior Features | Private Yard       |
| Lot Description   | Rectangular Lot    |
| Roof              | Asphalt Shingle    |
| Construction      | Stucco, Wood Frame |

Foundation                      Poured Concrete

**Additional Information**

Date Listed                      August 7th, 2025  
Days on Market                80  
Zoning                              R-CG

**Listing Details**

Listing Office                    Real Broker

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