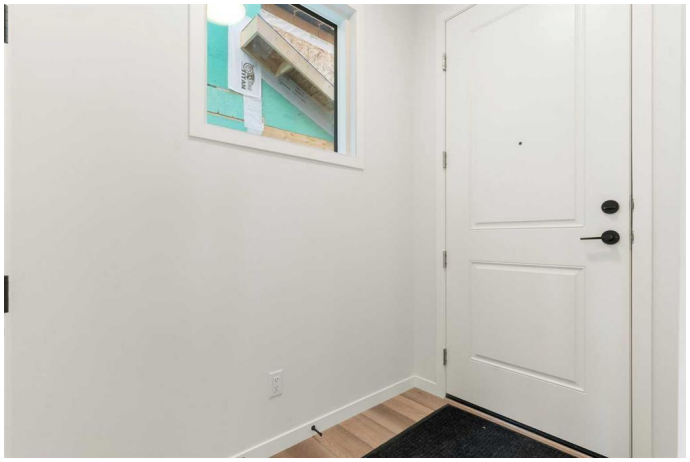
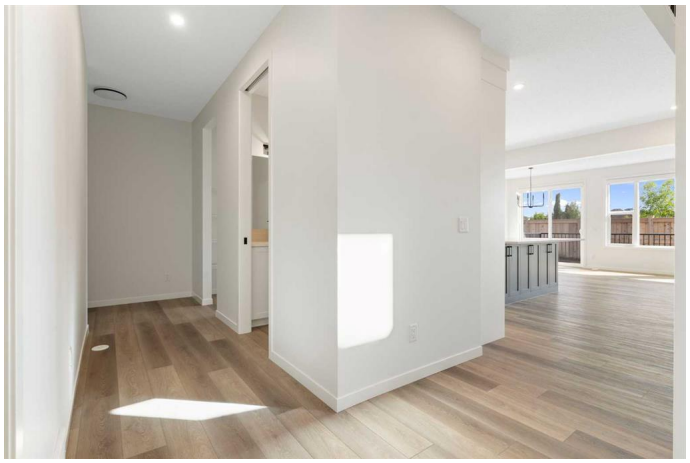
$1,059,000 - 266 West Grove Lane Sw, Calgary

MLS® #A2251621

$1,059,000
4 Bedroom, 3.00 Bathroom, 2,319 sqft
Residential on 0.08 Acres





West Springs, Calgary, Alberta

From the moment you step inside the Elbow by Cedarglen Homes, you feel itâ€”this is a home designed for connection, comfort, and possibility. With over 2300 square feet of thoughtfully crafted living space, every detail balances style and function for the way modern families live today. The main floor welcomes you with an open flow that makes gathering effortless. At the heart of the home, the kitchen anchors the space with its striking two-toned cabinetryâ€”bright white along the perimeter contrasted by a bold, dark island that doubles as a casual dining hub. Sleek black hardware, upgraded quartz countertops, and a central island invite conversation while meals are prepared. As the buyer of this home, you'll get to choose your own appliances at the builder's supplier with an allowance of $8954. Just beyond, the great room glows with the warmth of an upgraded fireplace tile feature, while the dining nook spills seamlessly onto the deckâ€”perfect for summer nights spent entertaining under the stars. What sets this home apart is the versatility of a main-floor bedroom tucked just off the foyer. Whether for overnight guests, aging parents, or as a private home office, it offers comfort and convenience rarely found at this price point. A nearby powder room completes this welcoming main level, with the front-attached garage adding everyday practicality. Upstairs, the layout shines for family living. The primary suite is a retreat all its own, privately positioned at the back of the

home with a spa-inspired ensuite featuring dual sinks, a walk-in shower, and a generous walk-in closet. Two additional bedrooms at the front share a full bathroom, while a central bonus room creates a flexible hub for movie nights, homework, or quiet reading. Laundry is also upstairsâ€”exactly where you need it most. The basement is unfinished with a side entrance - waiting for your creative touch. Set in the prestigious community of West Grove Estates in Calgaryâ€™s West District, this home pairs timeless design with an address that truly elevates your lifestyle. Tree-lined streets, nearby parks, and top-rated schools create a sense of community, while shopping, dining, and easy access to downtown or the mountains make every day more convenientâ€”and more inspiring. With finishes like warm luxury vinyl plank on the main floor, cozy carpet upstairs, and designer accents throughout, the Elbow is built not just to live in, but to grow intoâ€”a place for milestones, memories, and everything in between. Donâ€™t just imagine the lifestyleâ€”come experience it. The Elbow at West Grove Estates is ready to welcome you home. *Some photos are virtually staged.*

Built in 2024

Essential Information

MLS® #	A2251621
Price	$1,059,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,319
Acres	0.08
Year Built	2024
Type	Residential

Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	266 West Grove Lane Sw
Subdivision	West Springs
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H 6K7

Amenities

Amenities	Park, Playground
Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	Double Vanity, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Separate Entrance, Tankless Hot Water, Walk-In Closet(s), Bathroom Rough-in
Appliances	See Remarks
Heating	Central
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
Has Basement	Yes
Basement	Exterior Entry, Full, Unfinished

Exterior

Exterior Features	BBQ gas line
Lot Description	Back Yard, No Neighbours Behind, Rectangular Lot
Roof	Asphalt Shingle
Construction	Cement Fiber Board, Stone
Foundation	Poured Concrete

Additional Information

Date Listed	August 27th, 2025
Days on Market	61
Zoning	R-G
HOA Fees	200
HOA Fees Freq.	ANN

Listing Details

Listing Office	Royal LePage Benchmark

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