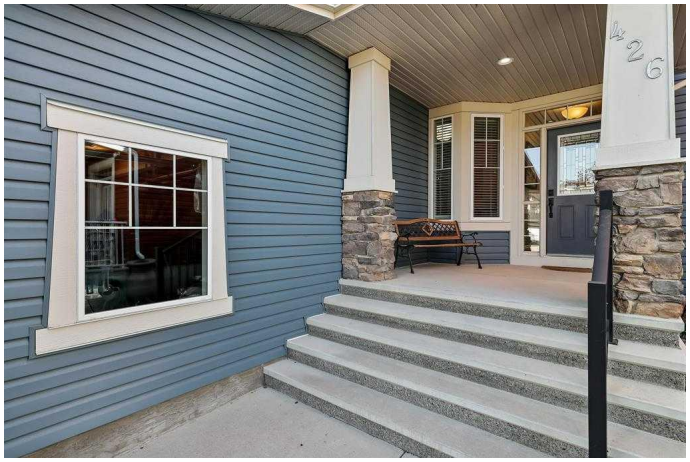
$810,000 - 426 Silverado Boulevard Sw, Calgary

MLS® #A2210894

$810,000
3 Bedroom, 4.00 Bathroom, 2,377 sqft
Residential on 0.11 Acres



Silverado, Calgary, Alberta

OPEN HOUSE *****CANCELED*****- FRIDAY AND SATURDAY (18/4 AND 19/4) FROM 1PM TO 4PM BOTH DAYS.
Welcome to a home where elegance meets everyday comfort in the sought-after community of Silverado.

Ideally located near top-rated schools, major routes, and premium amenities, this rare offering blends refined living with unbeatable convenience.

This beautifully appointed home offers over 2,300 sq ft of refined living space with 3 bedrooms, 3.5 bathrooms, a bonus room, and an oversized double garage. Upscale finishes and a professionally finished basement complete the thoughtfully designed layout.

Step inside to an expansive kitchen with stone countertops, a large island, and ample cabinetryâ€”perfect for both daily living and entertaining. A private office room offers a quiet workspace, while oversized windows allow light to fill the open-concept living and dining areas. Elegant hardwood floors and a gas fireplace add warmth and elegance.

The fully carpeted upper level offers 3 generously sized bedrooms, thoughtfully designed for comfort and tranquility. The primary bedroom serves as a serene retreat, complete with a cozy sitting area, a custom walk-in closet, and a 5-piece ensuite featuring

dual vanities and heated tile flooring â€” the perfect touch of comfort on chilly mornings. The 2 additional bedrooms are bright and spacious, each boasting oversized closets and an inviting sense of calm.

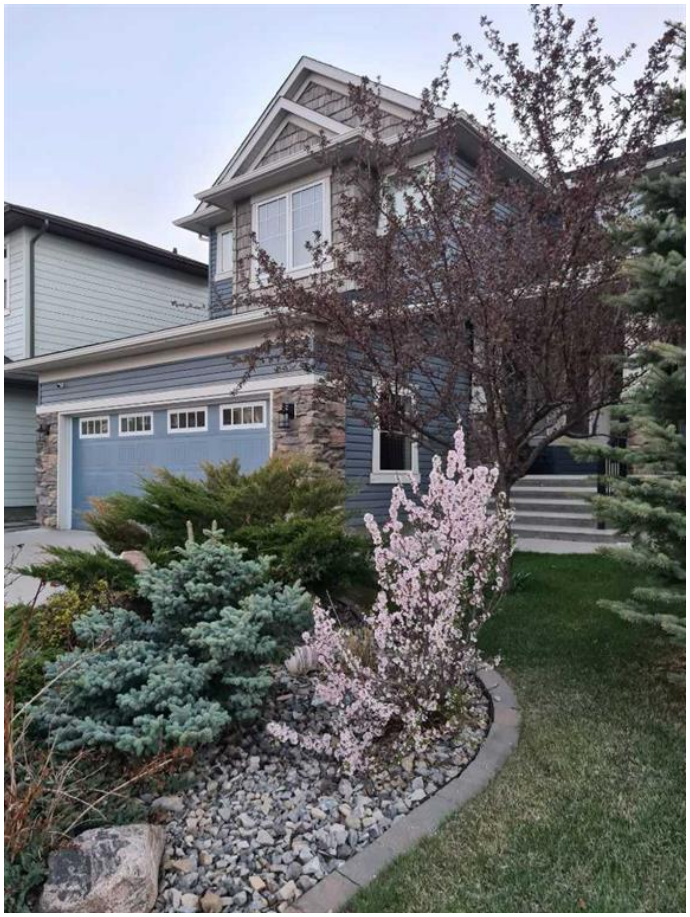
The finished basement, completed in 2023, offers modern versatility with 9 ft ceilings, soundproofing, built-in speakers, and a full bathroomâ€” and the open layout offers endless possibilities for customization. Over $75,000 in upgrades make it a stylish extension of the home.

Step outside to a professionally landscaped backyard backing on to a scenic trail-a peaceful retreat. Whether you are sipping coffee under the Pergola or hosting friends for an evening soiree, this outdoor space offers comfort, privacy, and elegance year-round. Recent upgrades include fresh interior paint coat (2024), a high-efficiency furnace (2023), and re-stained deck (2024) which ensure that this home is as well-maintained as it is beautiful.

Offering effortless connectivity, this home provides easy access to Stoney Trail and Macleod Trail, with the Somerset C-Train Station just 5 minutes away, making daily commutes remarkably convenient. Ideally situated just minutes from Ron Southern School (Kâ€“6), Holy Child School (Kâ€“9), and the future Francophone (Kâ€“12) School, and a conveniently located bus stop for all the schools serving Silverado just steps from the front door, this home is perfectly suited for young families.

Just a short walk away, Silverado Marketplace offers upscale convenience with dining at Holy Grill, Churchâ€™s Chicken, and Kildares Pub, fitness options like HotShop Hot Yoga and Anytime Fitness, and essentials at Sobeys and

Shoppers Drug Martâ€”delivering a complete, elevated lifestyle.



Built in 2010

Essential Information

MLS® #	A2210894
Price	$810,000
Bedrooms	3
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,377
Acres	0.11
Year Built	2010
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	426 Silverado Boulevard Sw
Subdivision	Silverado
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2X 0N9

Amenities

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

Interior

Interior Features	Breakfast Bar, Built-in Features, Ceiling Fan(s), Central Vacuum, Closet Organizers, Double Vanity, Kitchen Island, No Animal Home, Open Floorplan, Recessed Lighting, Soaking Tub, Stone Counters, Storage, Vaulted Ceiling(s), Walk-In Closet(s), Dry Bar, Smart Home, Tankless

	Hot Water, Wired for Sound
Appliances	Central Air Conditioner, Dishwasher, Garage Control(s), Gas Range, Microwave Hood Fan, Refrigerator, Washer/Dryer, Tankless Water Heater
Heating	High Efficiency, In Floor, Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room, Mantle
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	BBQ gas line, Garden, Private Yard
Lot Description	Back Yard, Backs on to Park/Green Space, Garden, Landscaped, No Neighbours Behind
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	April 11th, 2025
Days on Market	20
Zoning	R-G
HOA Fees	210
HOA Fees Freq.	ANN

Listing Details

Listing Office	eXp Realty

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.