

# \$599,000 - 9744 Sanderling Way Nw, Calgary

MLS® #A2235559

**\$599,000**

5 Bedroom, 4.00 Bathroom, 1,508 sqft

Residential on 0.10 Acres

Sandstone Valley, Calgary, Alberta

Nestled in the serene and well-established Sandstone Valley community, this beautifully refreshed four-level split is a true gem. This house has a brand-new roof and new exterior siding, and a full paint renewal both inside and out, the curb appeal sets the tone for what awaits within. Step inside to discover radiant hardwood flooring that graces the main level, stairs, and selected areas upstairs, flowing into a bright, open-layout living and dining area—ideal for everyday living and effortless entertaining. The upper level has three generous-sized bedrooms and a full family bathroom. The luxurious primary suite awaits, complete with its own Jacuzzi tub—a private retreat ready to unwind after a long day. The third level invites flexibility with a handy half-bath and expansive space suitable for various family gatherings and activities. In the basement, there are two bedrooms paired with a full bathroom which offers excellent accommodations for guests and family. Sandstone Valley is renowned for its family-friendly atmosphere and abundance of parks and pathways. You'll enjoy close proximity to Monsignor Neville Anderson School, Simons Valley School, and Valley Creek School—all close by. Outdoor enthusiasts will appreciate nearby green spaces and quick access to Nose Hill Park, ideal for hiking, biking, or simply enjoying nature. Just a short drive away, the shopping and dining options at Beddington Towne Centre offer convenient amenities, while easy



access to Beddington Trail, Deerfoot, and Stoney Trail - making your commute around Calgary seamless. This home perfectly combines thoughtful updates, purposeful layout, and a prime NW Calgary locale. It's ready for your family to make lasting memories from day one.

Built in 1988

**Essential Information**

MLS® #	A2235559
Price	\$599,000
Bedrooms	5
Bathrooms	4.00
Full Baths	2
Half Baths	2
Square Footage	1,508
Acres	0.10
Year Built	1988
Type	Residential
Sub-Type	Detached
Style	4 Level Split
Status	Active

**Community Information**

Address	9744 Sanderling Way Nw
Subdivision	Sandstone Valley
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3K 3R8

**Amenities**

Parking Spaces	4
Parking	Double Garage Attached, RV Access/Parking
# of Garages	4

**Interior**

Interior Features	No Animal Home, No Smoking Home, Vaulted Ceiling(s), Elevator
Appliances	Dishwasher, Electric Stove, Garage Control(s), Range Hood, Refrigerator
Heating	Standard, Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Brick Facing, Gas, Glass Doors
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	None
Lot Description	Back Lane, Irregular Lot, Landscaped, Level
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	July 3rd, 2025
Days on Market	11
Zoning	R-CG

## Listing Details

Listing Office	Century 21 Bravo Realty
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