# \$729,000 - 78 Tuscarora Close Nw, Calgary

MLS® #A2262124

## \$729,000

4 Bedroom, 4.00 Bathroom, 1,690 sqft Residential on 0.09 Acres

Tuscany, Calgary, Alberta

OPEN HOUSE SUNDAY NOVEMBER 2ND 3PM TO 5PM! This beautifully maintained home in the desirable community of Tuscany offers a bright and open main floor that seamlessly blends the living, dining, and kitchen areas into a covered outdoor pergola space, perfect for entertaining or everyday living. Rich hardwood floors flow through the main living areas and are complemented by high-end trim, crown moulding, and stately columns, while an elevated stone tile gas fireplace adds warmth and character. The elegant white kitchen features a built-in wine and coffee bar, breakfast bar, corner pantry, a full appliance package including a new dishwasher, and stunning tile finishes with mosaic backsplash and oversized modern floor tiles, all enhanced by large windows that flood the space with natural light. Upstairs, the spacious primary suite offers a huge walk-in closet and a sleek ensuite finished with dark tile, glass shower enclosure with a rainfall showerhead, double sinks, ample cabinetry, and a built-in medicine shelf. Two additional bedrooms are generously sized, making them ideal for children, guests, or home office setups. The main floor also includes convenient laundry with a new washer and dryer. The fully developed basement expands your living space with another full living room, bedroom, a full bathroom, and multiple storage areas. Outside, the backyard is a true highlightâ€"featuring an expansive deck with a BBQ gas line, established flower beds, and a







covered pergola perfectly suited for outdoor dining or creating your own private oasis. A double attached garage adds plenty of storage and parking. Located just a few steps away from Tuscarora Place playground, scenic walking trails, and a dog park, and with quick access to schools, shopping, and major commuter routes, this home offers the perfect blend of comfort, elegance, and convenience.

#### Built in 1997

### **Essential Information**

MLS® # A2262124 Price \$729,000

Bedrooms 4

Bathrooms 4.00

Full Baths 3

Half Baths 1

Square Footage 1,690

Acres 0.09

Year Built 1997

Type Residential

Sub-Type Detached

Style 2 Storey

Status Active

## **Community Information**

Address 78 Tuscarora Close Nw

Subdivision Tuscany
City Calgary
County Calgary
Province Alberta
Postal Code T3L 2E2

#### **Amenities**

Parking Spaces 4

Parking Double Garage Attached, Driveway

# of Garages 2

#### Interior

Interior Features Ceiling Fan(s), Double Vanity, Kitchen Island, No Smoking Home

Appliances Dishwasher, Electric Range, Microwave, Range Hood, Refrigerator,

Washer/Dryer, Window Coverings

Heating Forced Air, Natural Gas

Cooling Central Air

Fireplace Yes

# of Fireplaces 1

Fireplaces Gas

Has Basement Yes

Basement Full

#### **Exterior**

Exterior Features Balcony, BBQ gas line, Fire Pit, Garden

Lot Description Few Trees

Roof Asphalt Shingle

Construction Stone, Vinyl Siding, Wood Frame

Foundation Poured Concrete

#### Additional Information

Date Listed October 3rd, 2025

Days on Market 29

Zoning R-CG

## **Listing Details**

Listing Office Hope Street Real Estate Corp.

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