

# \$719,900 - 15 Sunmount Court Se, Calgary

MLS® #A2228294

**\$719,900**

4 Bedroom, 3.00 Bathroom, 1,978 sqft

Residential on 0.14 Acres

Sundance, Calgary, Alberta

Step into this beautifully maintained 4-bedroom, 3-bath home nestled on a quiet cul-de-sac in the sought-after lake community of **Sundance**. With **all new windows throughout**, this home offers an abundance of natural light and a fresh, updated feel perfect for a growing family.

You'll love the **spacious and versatile layout**, designed with modern family living in mind. From the moment you arrive, the **stucco and stone exterior**, **clay tile roof**, and **double attached garage** provide fantastic curb appeal. Inside, the open concept main level features a large living room and formal dining area—great for entertaining or family gatherings.

The kitchen is highly functional with a wall oven, **brand-new KitchenAid downdraft cooktop**, and convenient access to your sunny backyard and BBQ space. A few steps down is the cozy family room with a **wood-burning fireplace**, and **Pella French doors** that open to a private patio and a **large, fully fenced south-facing backyard**—a dream space for kids, pets, and summer fun!

This level also includes a **main floor bedroom or home office**, full 4-piece bathroom, and laundry room—ideal for today's flexible lifestyles.



Upstairs youâ€™ll find a spacious primary retreat with \*\*double-door entry\*\*, ensuite, and generous closet space, plus two more bedrooms and a full bathroomâ€”plenty of room for everyone.

Downstairs, enjoy movie nights and game days in your \*\*rec room and games area\*\*, dry bar, and tons of storage space in the crawl area.

**\*\*NO POLY B\*\***â€”the plumbing was updated to PEX in 2019.

Out back, the \*\*sunny south-facing yard\*\* is a true retreatâ€”beautifully landscaped with mature trees, garden beds, a lush lawn, and space to unwind or play.

Lake Sundance offers year-round recreationâ€”\*\*swimming, skating, fishing, hockey, boating, and more\*\*â€”plus access to top-rated schools, shopping, transit, \*\*Fish Creek Park\*\*, and \*\*Sikome Lake\*\*. Quick access to \*\*Stoney Trail and Macleod Trail\*\* makes getting around the city easy.

Don't miss your chance to get into one of Calgaryâ€™s most desirable lake communitiesâ€”\*\*book your private showing today\*\* and see why Sundance is the perfect place to call HOME.

Built in 1987

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | A2228294  |
| Price          | \$719,900 |
| Bedrooms       | 4         |
| Bathrooms      | 3.00      |
| Full Baths     | 3         |
| Square Footage | 1,978     |

|            |               |
|------------|---------------|
| Acres      | 0.14          |
| Year Built | 1987          |
| Type       | Residential   |
| Sub-Type   | Detached      |
| Style      | 4 Level Split |
| Status     | Active        |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 15 Sunmount Court Se |
| Subdivision | Sundance             |
| City        | Calgary              |
| County      | Calgary              |
| Province    | Alberta              |
| Postal Code | T2X 2X8              |

### Amenities

|                |                                                            |
|----------------|------------------------------------------------------------|
| Amenities      | Clubhouse, Party Room, Recreation Facilities, Beach Access |
| Parking Spaces | 4                                                          |
| Parking        | Double Garage Attached                                     |
| # of Garages   | 2                                                          |

### Interior

|                   |                                                                                                       |
|-------------------|-------------------------------------------------------------------------------------------------------|
| Interior Features | Central Vacuum                                                                                        |
| Appliances        | Built-In Oven, Dishwasher, Dryer, Electric Cooktop, Gas Water Heater, Microwave, Refrigerator, Washer |
| Heating           | Forced Air, Natural Gas                                                                               |
| Cooling           | None                                                                                                  |
| Fireplace         | Yes                                                                                                   |
| # of Fireplaces   | 1                                                                                                     |
| Fireplaces        | Family Room, Tile, Wood Burning                                                                       |
| Has Basement      | Yes                                                                                                   |
| Basement          | Finished, Full                                                                                        |

### Exterior

|                   |                                                    |
|-------------------|----------------------------------------------------|
| Exterior Features | Private Yard                                       |
| Lot Description   | Back Yard, Cul-De-Sac, Landscaped, Rectangular Lot |
| Roof              | Clay Tile                                          |
| Construction      | Stone, Stucco, Wood Frame                          |
| Foundation        | Poured Concrete                                    |

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | June 12th, 2025 |
| Days on Market | 3               |
| Zoning         | R-CG            |
| HOA Fees       | 320             |
| HOA Fees Freq. | ANN             |

**Listing Details**

|                |                                  |
|----------------|----------------------------------|
| Listing Office | Royal LePage Mission Real Estate |
|----------------|----------------------------------|

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® 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.