



DON'T GAMBLE WITH YOUR HOME.  
**RE/MAX JACK**  
OUELLETTE  
ASSOCIATE

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135 Sandringham Road NW  
Calgary, Alberta

MLS # A2242775



\$888,000

|             |                                                                                                                   |            |      |
|-------------|-------------------------------------------------------------------------------------------------------------------|------------|------|
| Heating:    | Forced Air, Natural Gas                                                                                           | Water:     | -    |
| Floors:     | Ceramic Tile, Vinyl Plank                                                                                         | Sewer:     | -    |
| Roof:       | Asphalt Shingle                                                                                                   | Condo Fee: | -    |
| Basement:   | Finished, Full                                                                                                    | LLD:       | -    |
| Exterior:   | Stucco, Wood Frame                                                                                                | Zoning:    | R-CG |
| Foundation: | Poured Concrete                                                                                                   | Utilities: | -    |
| Features:   | Closet Organizers, High Ceilings, Kitchen Island, Open Floorplan, Quartz Counters, Recessed Lighting, Soaking Tub |            |      |
| Inclusions: | N/A                                                                                                               |            |      |

Welcome to the largest fully renovated home currently available in Sandstone Valley, offering over 3,440 sq ft of stylish living space including 2,336 sq ft above grade and a fully finished 1,106 sq ft basement. Situated on a south-facing corner lot, this 4-bedroom, 3.5-bathroom home has been thoughtfully redesigned with VAULTED CEILINGS, SLEEK GLASS RAILINGS, and 11 OVERSIZED WINDOWS that flood the main floor with natural light. The showpiece kitchen features a 9-foot island, bold white and gold QUARTZ countertops, built-in Frigidaire Gallery appliances, and a GAS COOKTOP with POT FILLER—perfect for entertaining. You’ll also enjoy LUXURY VINYL PLANK flooring throughout, custom cabinetry in every bedroom, spa-like bathrooms, and a fully developed basement complete with a theatre room, custom bar, full bathroom, and a beautifully finished laundry space with new Electrolux washer and dryer. Major upgrades include PEX plumbing (no Poly-B), newer furnace, and humidifier. Located within walking distance to Simons Valley School and Monsignor Neville Anderson School, and just minutes to downtown, the airport, parks, shopping, and transit—this is a rare opportunity to own a turnkey home in one of NW Calgary’s most family friendly communities.