

\$689,000 - 138 Versant Rise Sw, Calgary

MLS® #A2241663

\$689,000

3 Bedroom, 3.00 Bathroom, 1,707 sqft

Residential on 0.07 Acres

Alpine Park, Calgary, Alberta

Situated in the charming community of Vermilion Hill surrounded by nature and just a stone's throw to Fish Creek Park, Glenmore Reservoir and Weaselhead Flats. This two story residence offers over 1,700 square feet of thoughtfully designed living space, perfect for modern families. There is a trendy island kitchen featuring an upgraded Samsung gas range, quartz countertops, and ample storage â€” a culinary enthusiast's haven. The main floor features 9' ceilings and luxury vinyl plank flooring that seamlessly flows throughout. For those with dreams of additional living space, the SEPARATE SIDE ENTRANCE offers many possibilities for future basement development. The upstairs has a central flex room â€” a versatile space that beautifully separates the primary bedroom from the additional two bedrooms. Rest easy knowing your new home has a 10-year NEW HOME WARRANTY backed by NuVista Homes, a builder known for their customer focused approach and commitment to quality. Make this gorgeous new home in Vermilion Hill yours, a perfect blend of modern design, functionality, and peace of mind.

Built in 2025

Essential Information

MLS® # A2241663

Price \$689,000



Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,707
Acres	0.07
Year Built	2025
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	138 Versant Rise Sw
Subdivision	Alpine Park
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Y 0Z1

Amenities

Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

Interior

Interior Features	Breakfast Bar, Double Vanity, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, Separate Entrance, Walk-In Closet(s)
Appliances	Dishwasher, Gas Range, Microwave, Refrigerator
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Exterior Entry, Full, Unfinished

Exterior

Exterior Features	None
Lot Description	Back Lane, Rectangular Lot
Roof	Asphalt Shingle

Construction	Vinyl Siding, Wood Frame, Wood Siding
Foundation	Poured Concrete

Additional Information

Date Listed	July 20th, 2025
Days on Market	15
Zoning	R-G

Listing Details

Listing Office	RE/MAX Landan Real Estate
----------------	---------------------------

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.