$315,000 - 304, 45 Aspenmont Heights Sw, Calgary

MLS® #A2246561

$315,000
1 Bedroom, 1.00 Bathroom, 590 sqft
Residential on 0.00 Acres

Aspen Woods, Calgary, Alberta

Welcome to luxury living at its finest in the desirable Valmont at Aspen Stone. This bright, top-floor 1 bedroom, 1 bathroom condo offers a perfect blend of high-end finishings, functionality, and an unbeatable location â€” ideal for first-time buyers, professionals, or those looking to downsize without compromise.
Step inside to soaring 9-foot ceilings, oversized windows, and a modern open-concept layout that fills the space with natural light. The kitchen is a true standout, featuring granite countertops, stainless steel appliances, sleek cabinetry, and a spacious breakfast bar thatâ€™s perfect for entertaining or casual meals.
The open living area flows seamlessly to a private balcony â€” a peaceful spot for morning coffee or evening relaxation. The bedroom is comfortably sized, with a large closet and easy access to the elegant 4-piece bathroom. Additional highlights include in-suite laundry, luxury flooring, and thoughtful finishes throughout.
This well-managed building offers incredible amenities including a fully equipped gym in the same building, titled underground parking, separate storage locker, bike storage, and a rentable guest suite for visitors.
Located just minutes to Aspen Landing, Westside Rec Centre, LRT stations, and beautiful walking paths, this home offers the perfect combination of convenience, comfort, and upscale living in one of Calgaryâ€™s

most desirable west-side communities.

Built in 2015

Essential Information

MLS® #	A2246561
Price	$315,000
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	590
Acres	0.00
Year Built	2015
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

Community Information

Address	304, 45 Aspenmont Heights Sw
Subdivision	Aspen Woods
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H 0E5

Amenities

Amenities	Bicycle Storage, Fitness Center, Guest Suite, Parking, Recreation Facilities, Secured Parking, Snow Removal, Storage, Trash, Visitor Parking
Parking Spaces	1
Parking	Parkade, Stall, Underground

Interior

Interior Features	Built-in Features, Closet Organizers, Elevator, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, See Remarks, Storage
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer

Heating	In Floor, Natural Gas
Cooling	None
# of Stories	3

Exterior

Exterior Features	Balcony, Courtyard, Lighting, Other, Private Entrance
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Wood Frame

Additional Information

Date Listed	August 7th, 2025
Days on Market	8
Zoning	DC (pre 1P2007)

Listing Details

Listing Office	eXp Realty

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