

**62 Westland Park SW**  
**Calgary, Alberta**

**MLS # A2306934**



**\$1,279,900**

<b>Division:</b>	West Springs		
<b>Type:</b>	Residential/House		
<b>Style:</b>	2 Storey		
<b>Size:</b>	2,633 sq.ft.	<b>Age:</b>	2025 (1 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	2 full / 1 half
<b>Garage:</b>	Double Garage Attached		
<b>Lot Size:</b>	0.08 Acre		
<b>Lot Feat:</b>	Rectangular Lot		

<b>Heating:</b>	Forced Air	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Ceramic Tile, Hardwood	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full	<b>LLD:</b>	-
<b>Exterior:</b>	Cement Fiber Board, Wood Frame	<b>Zoning:</b>	R-G
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	High Ceilings, Quartz Counters		

**Inclusions:** na

This TRUMAN-built residence is quietly situated on an exclusive cul-de-sac in the highly sought-after enclave of Westland Estates. Defined by refined craftsmanship, premium finishes, and timeless design, the home offers a rare balance of elegance, comfort, and long-term value. The open-concept main level is anchored by a chef-calibre kitchen featuring full-height custom cabinetry, soft-close doors and drawers, quartz countertops, and a premium integrated appliance package including a panelled refrigerator, gas cooktop, built-in microwave, and wall oven. A walk-in pantry with custom built-ins enhances both aesthetics and functionality. The kitchen flows seamlessly into the open-to-above great room, where dramatic two-storey ceilings create an impressive sense of volume. A gas fireplace with striking floor-to-ceiling architectural detailing serves as a commanding focal point, anchoring the space with warmth and understated elegance—ideal for both entertaining and quiet evenings. The main floor is completed by ‘ceilings, wide-plank hardwood flooring throughout, a versatile private den, and a thoughtfully designed powder room, all curated for effortless daily living. The upper level is distinguished by a primary retreat with tray ceiling, spa-inspired five-piece ensuite, and a generous walk-in closet. A centrally positioned bonus room, two additional bedrooms, a well-appointed four-piece bath, and upper-level laundry offer both comfort and functionality. The undeveloped lower level, featuring a separate side entrance, presents exceptional flexibility for future customization—whether a private gym, media lounge, or bespoke recreation space. Built by TRUMAN, a name synonymous with quality and architectural integrity, this home offers a rare opportunity to experience the privacy of Westland Estates while enjoying close proximity to the amenities, schools,

and lifestyle of West Springs. A residence defined by distinction, designed for those who appreciate quiet luxury.