

samcorea

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**ELBOW VALLEY, 1,090,000
CLASSIC TUDOR STYLE**

- Named "Best new community in Canada" at national SAM awards!
- Excellent curb appeal with tudor styling!
- 4440 sf + 1358 sf developed down.
- 3+1 BR w/ space in Bonus Rm for 2 additional BR+bath.
- 4 gas fireplaces.
- Grand curved stairway.



23 Snowberry Gate

**THE SLOPES, \$849,000
ROCKY MOUNTAIN VIEWS****Just listed!**

- Large hillside bungalow w/ fully dev'd walkout.
- 2241 sf + 1950 sf.
- Panoramic mountain views from both levels.
- Triple attached garage.
- 9' & 11' high ceilings.
- Rich wood built-ins in several rooms.
- Spa like bathroom.
- Central air cond.



29 Slopes Road S.W.

**ELBOW VALLEY, \$795,000
TRANQUIL LOCATION****Just listed!**

- Cape cod-style, Larrata built home.
- 2812 sf 2-storey + walkout w/ in-floor heat.
- 4 spacious BR, den & laundry on main.
- Numerous built-ins.
- Tranquil views of green space & ponds.
- Foyer w/ soaring barrel-vaulted ceiling.



20 Snowberry Gate

**ELBOW VALLEY, \$775,000
BUNGALOW W/ LOFT & WALKOUT**

- "Best New Community in Canada" at the 2004 National SAM awards.
- 2477 sf Bung w/ loft + developed walkout w/ media room, 3 BR.
- Ideal for large family w/ a total of 6 BR.
- Master BR on main.
- Views of countryside.
- Incl media room w/ built-in T.V & stereo.



49 Majestic Gate

**SPRINGBOROUGH, \$459,000
NEW CONSTRUCTION****Just listed!**

- Brand new family home on a quiet cul-de-sac.
- Brazilian cherry hardwood & Berber carpet.
- 2406 sf 2-storey 3 BR + Bonus Rm. up.
- Gourmet maple kitchen w/ granite countertops.
- Top-line stainless steel appliances.
- Fast possession offered.



157 Springborough Green S.W.

**GARRISON WOODS, \$379,000
SUITE FOR COLLEGE STUDENT?****Just listed!**

- Walk to Marada Loop, shopping, transit & Mount Royal College.
- Totals over 2600 sf 3-storey, 2022'+600' in developed walkout.
- Walkout w/ wet bar Games Rm, BR & bath.
- Separate entryway. Ideal for teen suite or room-mates!



406 Garrison Square S.W.

**SPRINGHAVEN, \$449,000
BEAUTIFUL BACKYARD****Just listed!**

- Full brick exterior & on quiet cul-de-sac.
- Beautifully landscaped 2622 sf.
- 3 BR & Bonus Rm.
- Developed basement w/ 2 bedrooms adds 520 sf.
- Stainless steel appliances.
- Fireplace and beautiful built-ins in Great Rm.
- Maple hardwood flooring.



7 Strathridge Gardens S.W.

**BEARSPAW, \$695,000
2 ACRES, NEW CONSTRUCTION**

- Shaker-style country home on 2-acre lot w/ tranquil views of treed backyard.
- 3271 s.f. + fully dev'd walkout bsmt. 4 +1 BR.
- White kitch. w/ granite countertops & huge butler's pantry.
- Maple & slate floors.
- Walkout fully dev'd wet bar, Games Rm, RR.



25036 Briarwood Drive