



10 Heartwood Villas SE
Calgary, Alberta

MLS # A2254658



\$734,895

Division:	Out of Area Calgary		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,243 sq.ft.	Age:	2025 (0 yrs old)
Beds:	4	Baths:	3
Garage:	Double Garage Attached		
Lot Size:	0.07 Acre		
Lot Feat:	Level		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Separate/Exterior Entry, Full, Unfinished	LLD:	-
Exterior:	Brick, Cement Fiber Board, Vinyl Siding, Wood Frame	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-

Features: Bathroom Rough-in, Closet Organizers, Double Vanity, Granite Counters, Kitchen Island, Open Floorplan, Pantry, Separate Entrance, Smart Home, Soaking Tub, Walk-In Closet(s)

Inclusions: None

****OPEN HOUSE Saturday September 13th 11am to 1pm**** The Amari by Bedrock Homes offers the perfect blend of modern style and thoughtful design in the community of Heartwood. With 2,243 sq. ft. of beautifully crafted living space, this 4-bedroom, 3-bathroom home is ideal for families of all sizes — complete with a separate side entrance. Step inside through the striking open-to-above foyer. Main floor bedroom and full bath, perfect for guests, a home office, or multigenerational living. The open-concept main floor is designed for connection, featuring a central kitchen with a corner pantry, a bright dining space, and a spacious living room at the rear of the home. A convenient mudroom connects directly to the double attached garage. Upstairs, a large central bonus room offers extra space for relaxation or play, flanked by two secondary bedrooms, a full bathroom, and a well-placed laundry room. The private primary suite is a luxurious retreat, complete with a spa-inspired ensuite and large walk-in closet. The Amari also features a full basement with separate entrance, this home adapts to your lifestyle. Smartly designed and beautifully finished, The Amari checks all the boxes for modern family living.