

SILVER SPRINGS

6268 SILVER SPRINGS HILL NW



MacKenzie Robertson

403-512-7084

mackenzie@themckelviegroup.com

themckelviegroup.com



THE **MCKELVIE** GROUP

CALGARY & AREA | REAL ESTATE

real
Real Broker

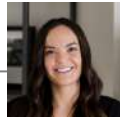
6268 SILVER SPRINGS HILL NW

This Silver Springs home tells a story of family, and a remarkable pride of ownership that has carried through the decades. It's a home where meticulous maintenance, and a genuine love for both home and the community are evident. Offering 2300 total square feet of living spaces that have evolved around rhythms of everyday family life. The kitchen has been updated over the years with white ceiling-height cabinetry, plenty of practical storage, and a breakfast nook overlooking the generous backyard, where you can imagine the laughter of little ones playing outside. The sunken family room is anchored by a brick wood-burning fireplace, a space to enjoy the company of family and friends. At the front of the home, the living room offers a more traditional setting, with generous windows, warm hardwood flooring, and beautiful wood wainscoting details. An adjoining dining area provides a place to gather around the table, for holiday dinners, or Sunday meals. The main-floor bedroom offers an option for visiting family, a home office, or longer-term living, while the three-piece bathroom has a distinct character all on its own, and a mountain spa-inspired feel that you might expect to find in a Canmore retreat. Upstairs, three bedrooms are arranged together, including a generously sized primary bedroom with a walk-in closet, along with a shared four-piece family bathroom. Downstairs, the basement offers a recreation room, a dedicated office with potential to serve as an additional bedroom, and an abundance of practical storage, complemented by beautiful solid wood detailing and craftsmanship that is hard to replicate. But this level also has a history of its own, with a separate hobby shop and cold storage area that was reconfigured to accommodate a passion for winemaking. The space could just as easily be opened up to the adjoining recreation room, creating an even larger area for the next homeowners to make their own. The care invested here is evident in significant updates including a new furnace and hot water tank (2024), new carpeting in the living room and front bedroom (2024), upper-level vinyl windows (2022), shingles (2022), and updated appliances. Annual servicing and carefully retained service records speak to just how attentively this home has been looked after. And perhaps the most meaningful part of this home's story extends beyond its own backyard. More than 20 years ago, these homeowners took their love for gardening and family and helped establish the beloved Botanical Gardens of Silver Springs, dedicating countless hours to creating and caring for a place that continues to be enjoyed by families today. From peaceful morning walks through the community to the pathways along the Bow River, Silver Springs is where people put down roots and often stay for generations. And this is a home that has been loved for decades, in a neighbourhood its owners helped make a little more beautiful.



THE MCKELVIE GROUP

CALGARY & AREA | REAL ESTATE



real
Real Broker

6268 Silver Springs Hill NW Calgary, AB T3B3E6

Residential

Active

[A2353631](#)

PD:

DOM: 5

LP: \$675,000.00

OP: \$675,000.00

Banner: *2,300 Sq. Ft. of Versatile Living in Silver Springs | Meticulously Cared For*



Class: Detached

County: Calgary

Type: House

Levels: Two

Year Built: 1973

LINC#: [0017518888](#)

Arch Style: 2 Storey

Beds on Main: 1

Illegal Suite: 0

Possession: 30 Days / Neg

Lot Dim:

Front Length: 14.66M 48' 1"

Legal Desc: 1210LK;5;3

Legal Pin: 1210LK **Blk:** 5

City: Calgary

Subdivision: Silver Springs

Ttl Beds: 4

F/H Bth: 2/0

RMS SQFT: 1,783.06

LP/SF: \$378.56

Suite: No

EnSuites: 0

Legal Suite: 0

Lot Size: 5274 SF|489.97 SM

Lot Depth: 33.55 M 110.08'

Lot: 3 **Condo:** No

Zoning: R-C1

Title to Lnd: Fee Simple

Disclosures: No Disclosure

Restrict: None Known

Tax Amt/Yr: \$4,422.00/2026

Loc Imp Amt:

Front Exp: W

Recent Change: **10/21/2026 : NEW**

Public Remarks: This Silver Springs home tells a story of family, and a remarkable pride of ownership that has carried through the decades. It's a home where meticulous maintenance, and a genuine love for both home and the community are evident. Offering 2300 total square feet of living spaces that have evolved around rhythms of everyday family life. The kitchen has been updated over the years with white ceiling-height cabinetry, plenty of practical storage, and a breakfast nook overlooking the generous backyard, where you can imagine the laughter of little ones playing outside. The sunken family room is anchored by a brick wood-burning fireplace, a space to enjoy the company of family and friends. At the front of the home, the living room offers a more traditional setting, with generous windows, warm hardwood flooring, and beautiful wood wainscoting details. An adjoining dining area provides a place to gather around the table, for holiday dinners, or Sunday meals. The main-floor bedroom offers an option for visiting family, a home office, or longer-term living, while the three-piece bathroom has a distinct character all on its own, and a mountain spa-inspired feel that you might expect to find in a Canmore retreat. Upstairs, three bedrooms are arranged together, including a generously sized primary bedroom with a walk-in closet, along with a shared four-piece family bathroom. Downstairs, the basement offers a recreation room, a dedicated office with potential to serve as an additional bedroom, and an abundance of practical storage, complemented by beautiful solid wood detailing and craftsmanship that is hard to replicate. But this level also has a history of its own, with a separate hobby shop and cold storage area that was reconfigured to accommodate a passion for winemaking. The space could just as easily be opened up to the adjoining recreation room, creating an even larger area for the next homeowners to make their own. The care invested here is evident in significant updates including a new furnace and hot water tank (2024), new carpeting in the living room and front bedroom (2024), upper-level vinyl windows (2022), shingles (2022), and updated appliances. Annual servicing and carefully retained service records speak to just how attentively this home has been looked after. And perhaps the most meaningful part of this home's story extends beyond its own backyard. More than 20 years ago, these homeowners took their love for gardening and family and helped establish the beloved Botanical Gardens of Silver Springs, dedicating countless hours to creating and caring for a place that continues to be enjoyed by families today. From peaceful morning walks through the community to the pathways along the Bow River, Silver Springs is where people put down roots and often stay for generations. And this is a home that has been loved for decades, in a neighbourhood its owners helped make a little more beautiful.

Directions:

Rooms & Measurements

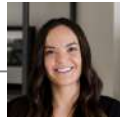
	1P	2P	3P	4P	5P	6P						
Baths:	0	0	1	1	0	0	Bed Abv: 4	Main: 101.19	Mtr2	1,089.19	SqFt	
EnSt Bth:	0	0	0	0	0	0	Rms Abv: 8	Upper: 64.46	Mtr2	693.86	SqFt	
								Blw Grade: 49.83	Mtr2	536.42	SqFt	
								Total AG: 165.65	Mtr2	1,783.06	SqFt	

Property Information

Basement:	Full	Laundry Ft:	In Basement
Basement Dev:	Finished	Basement Ft:	Other
Heating:	Forced Air, Natural Gas	Cooling:	None
Construction:	Stucco	Fireplaces:	1/Wood Burning
Foundation:	Poured Concrete	Flooring:	Carpet, Hardwood
Exterior Feat:	Barbecue, BBQ gas line, Garden, Private Yard	Fencing:	Fenced
Roof Type:	Asphalt Shingle	Patio/Porch:	Front Porch, Patio, Pergola, Rear Porch, See Remarks
Reports:	Title		
Parking:	Off Street Total: 2		
Features:	Bookcases, Built-in Features, Closet Organizers, Laminate Counters, Natural Woodwork, No Smoking Home, See Remarks, Storage		
Comm Feature:	Golf, Park, Playground, Schools Nearby, Shopping Nearby, Street Lights, Tennis Court(s), Walking/Bike Paths		
Lot Features:	Back Lane, Back Yard, Garden, Landscaped, Private, Rectangular Lot, See Remarks, Treed		
Goods Include:	Hoodfan, Refrigerator (Main), Refrigerator (Basement), BBQ,		
Appliances:	Dishwasher, Dryer, Microwave, Oven, Washer, Window Coverings		
Other Equip:	None		
Goods Exclude:	None		

THE MCKELVIE GROUP

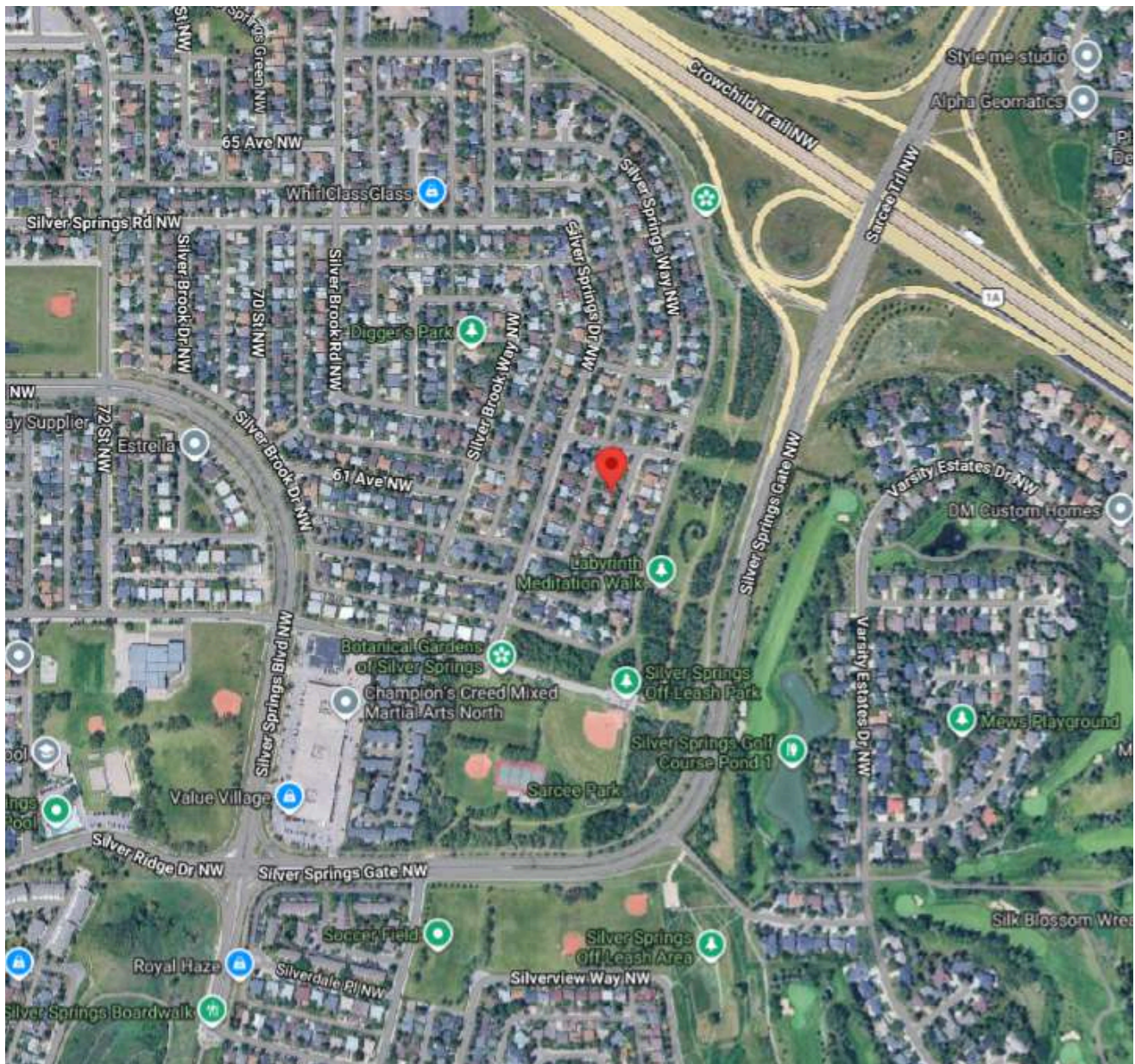
CALGARY & AREA | REAL ESTATE



real
Real Broker

Rooms

Type	Level	Dimensions	Type	Level	Dimensions
3pc Bathroom	Main	13' 6" x 5' 3"	Bedroom	Main	10' 0" x 13' 7"
Breakfast Nook	Main	13' 6" x 7' 0"	Dining Room	Main	7' 9" x 8' 3"
Family Room	Main	13' 6" x 16' 1"	Kitchen	Main	9' 0" x 8' 8"
Living Room	Main	13' 5" x 15' 7"	4pc Bathroom	Upper	9' 6" x 4' 11"
Bedroom	Upper	9' 9" x 10' 8"	Bedroom	Upper	9' 9" x 10' 9"
Bedroom - Primary	Upper	13' 5" x 16' 4"	Cold Room/Cellar	BSMT	8' 1" x 13' 6"
Office	BSMT	12' 9" x 17' 1"	Game Room	BSMT	12' 9" x 21' 9"
Storage	BSMT	3' 8" x 7' 8"	Furnace/Utility Room	BSMT	12' 7" x 18' 5"
		4.11M x 1.60M			3.05M x 4.14M
		4.11M x 2.13M			2.36M x 2.51M
		4.11M x 4.90M			2.74M x 2.64M
		4.09M x 4.75M			2.90M x 1.50M
		2.97M x 3.25M			2.97M x 3.28M
		4.09M x 4.98M			2.46M x 4.11M
		3.89M x 5.21M			3.89M x 6.63M
		1.12M x 2.34M			3.83M x 5.61M



THE FLOOR PLAN

MAIN FLOOR:

EXTERIOR AREA: 1089.19 SQ. FT.

INTERIOR AREA: 1017.92 SQ. FT.

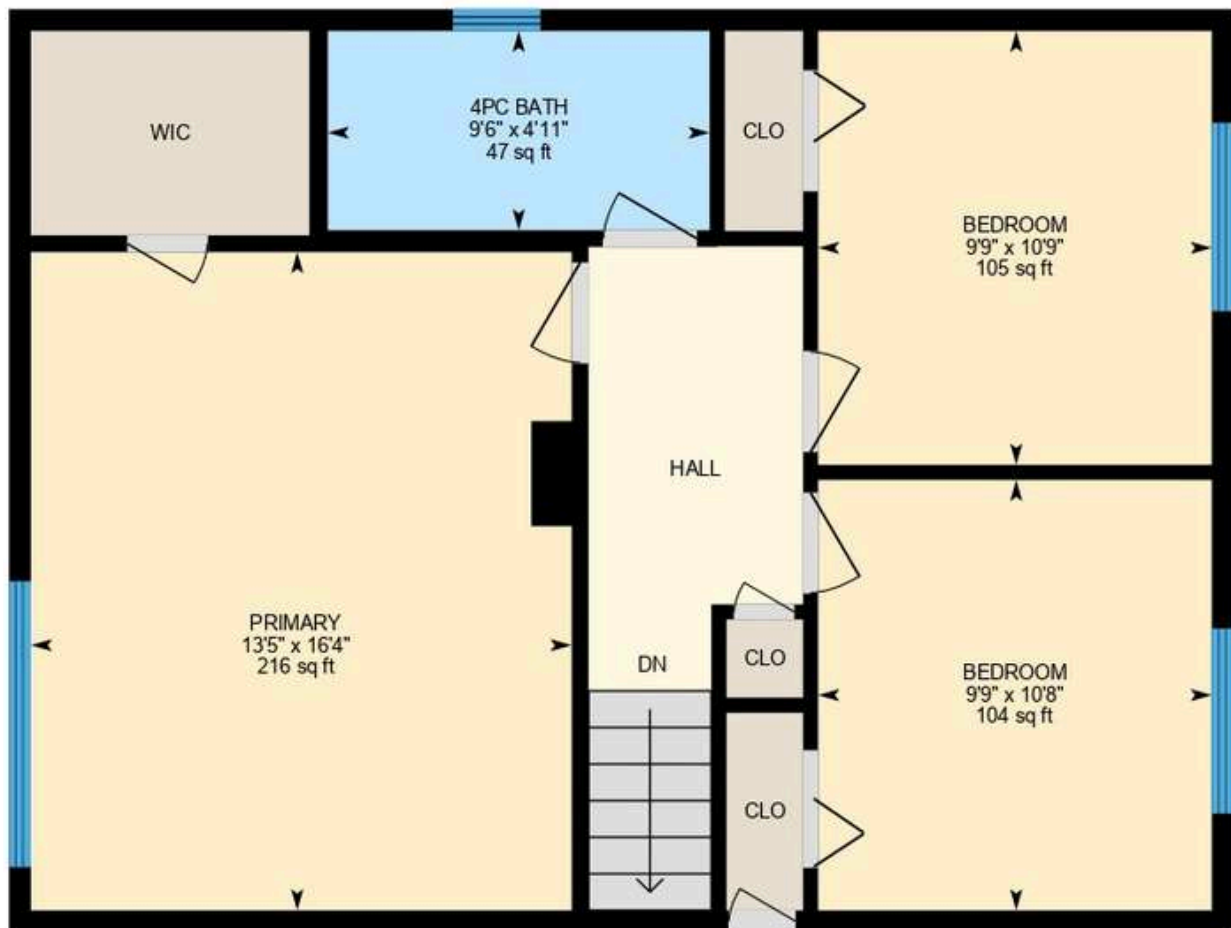


THE FLOOR PLAN

SECOND FLOOR:

EXTERIOR AREA: 693.86 SQ. FT.

INTERIOR AREA: 637.41 SQ. FT.



THE **MCKELVIE** GROUP

CALGARY & AREA | REAL ESTATE

real
Real Broker

THE FLOOR PLAN

BASEMENT (BELOW GRADE):

EXTERIOR AREA:
536.42 SQ. FT.

INTERIOR AREA:
465.77 SQ. FT.

EXCLUDED AREA:
469.78 SQ. FT.



THE **MCKELVIE** GROUP

CALGARY & AREA | REAL ESTATE

real
Real Broker

ROOM DIMENSIONS

Main Building

MAIN FLOOR

3pc Bath: 13'6" x 5'3" | 65 sq ft
Bedroom: 10' x 13'7" | 136 sq ft
Breakfast: 13'6" x 7' | 88 sq ft
Dining: 7'9" x 8'3" | 64 sq ft
Family: 13'6" x 16'1" | 204 sq ft
Kitchen: 9' x 8'8" | 78 sq ft
Living: 13'5" x 15'7" | 164 sq ft

2ND FLOOR

4pc Bath: 9'6" x 4'11" | 47 sq ft
Bedroom: 9'9" x 10'8" | 104 sq ft
Bedroom: 9'9" x 10'9" | 105 sq ft
Primary: 13'5" x 16'4" | 216 sq ft

BASEMENT

Cold Room: 8'1" x 13'6" | 109 sq ft
Office: 12'9" x 17'1" | 200 sq ft
Rec Room: 12'9" x 21'9" | 237 sq ft
Storage: 3'8" x 7'8" | 28 sq ft
Utility: 12'7" x 18'5" | 217 sq ft

Main Building

MAIN FLOOR

Interior Area: 1017.92 sq ft
Perimeter Wall Thickness: 6.5 in
Exterior Area: 1089.19 sq ft

2ND FLOOR

Interior Area: 637.41 sq ft
Perimeter Wall Thickness: 6.5 in
Exterior Area: 693.86 sq ft

BASEMENT (Below Grade)

Interior Area: 465.77 sq ft
Excluded Area: 469.78 sq ft
Perimeter Wall Thickness: 6.5 in
Exterior Area: 536.42 sq ft

Total Above Grade Floor Area, Main Building

Interior Area: 1655.32 sq ft
Exterior Area: 1783.06 sq ft

ROOM MEASUREMENTS

Only major rooms are listed. Some listed rooms may be excluded from total interior floor area (e.g. garage). Room dimensions are largest length and width; parts of room may be smaller. Room area is not always equal to product of length and width.

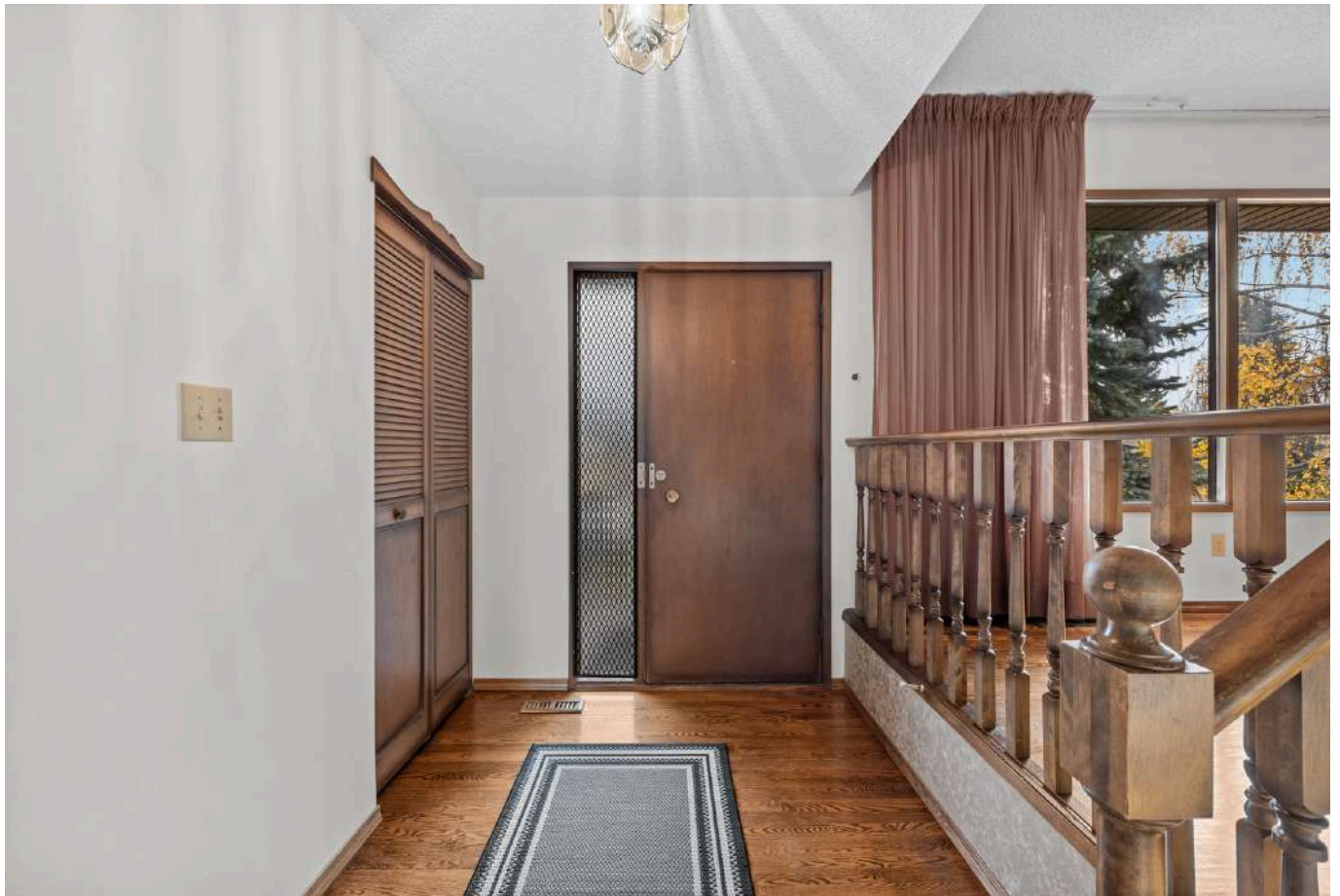
FLOOR AREA INFORMATION

Floor areas include footprint area of interior walls. All displayed floor areas are rounded to two decimal places. Total area is computed before rounding and may not equal to sum of displayed floor areas.

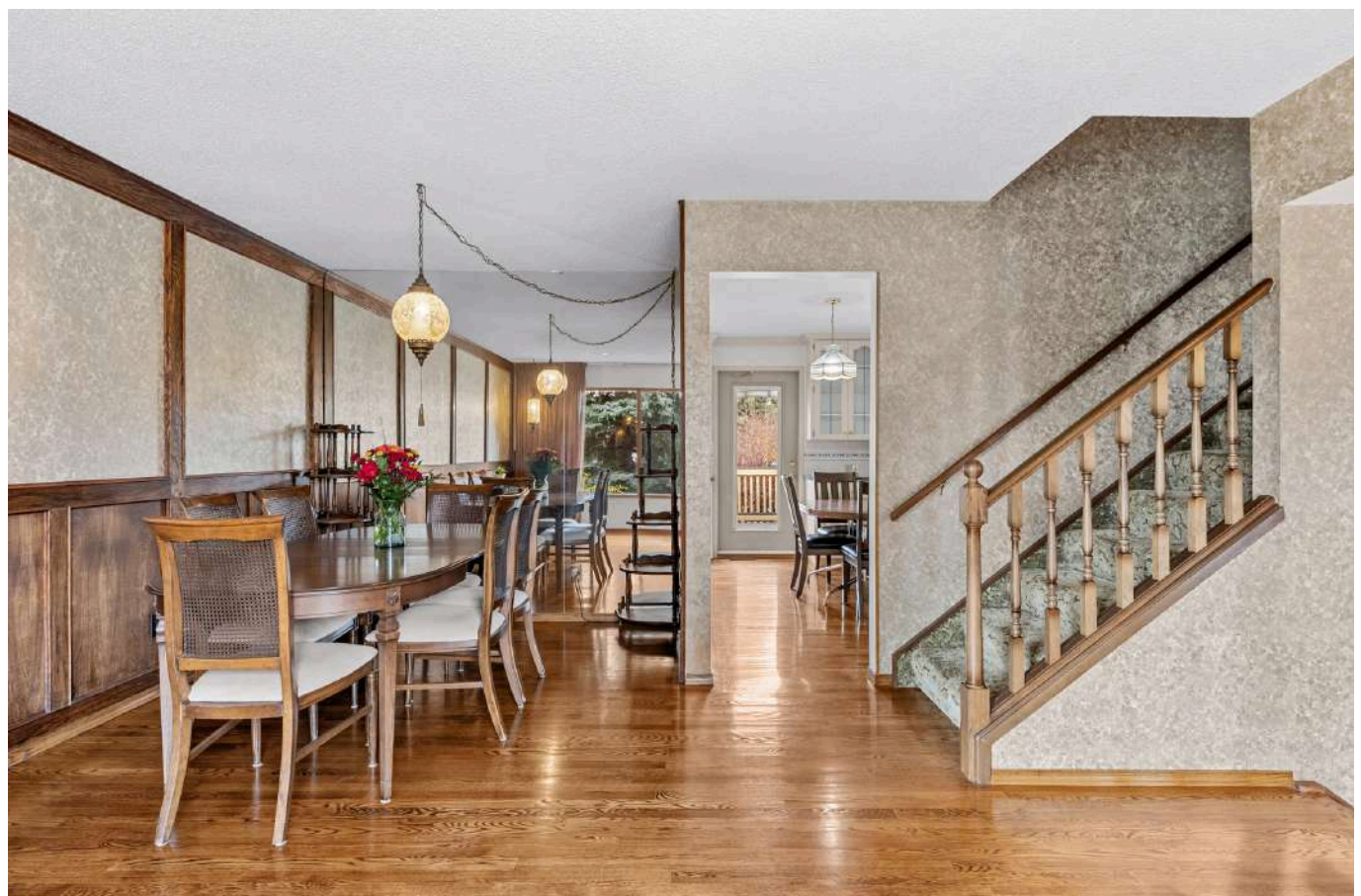
THE MCKELVIE GROUP

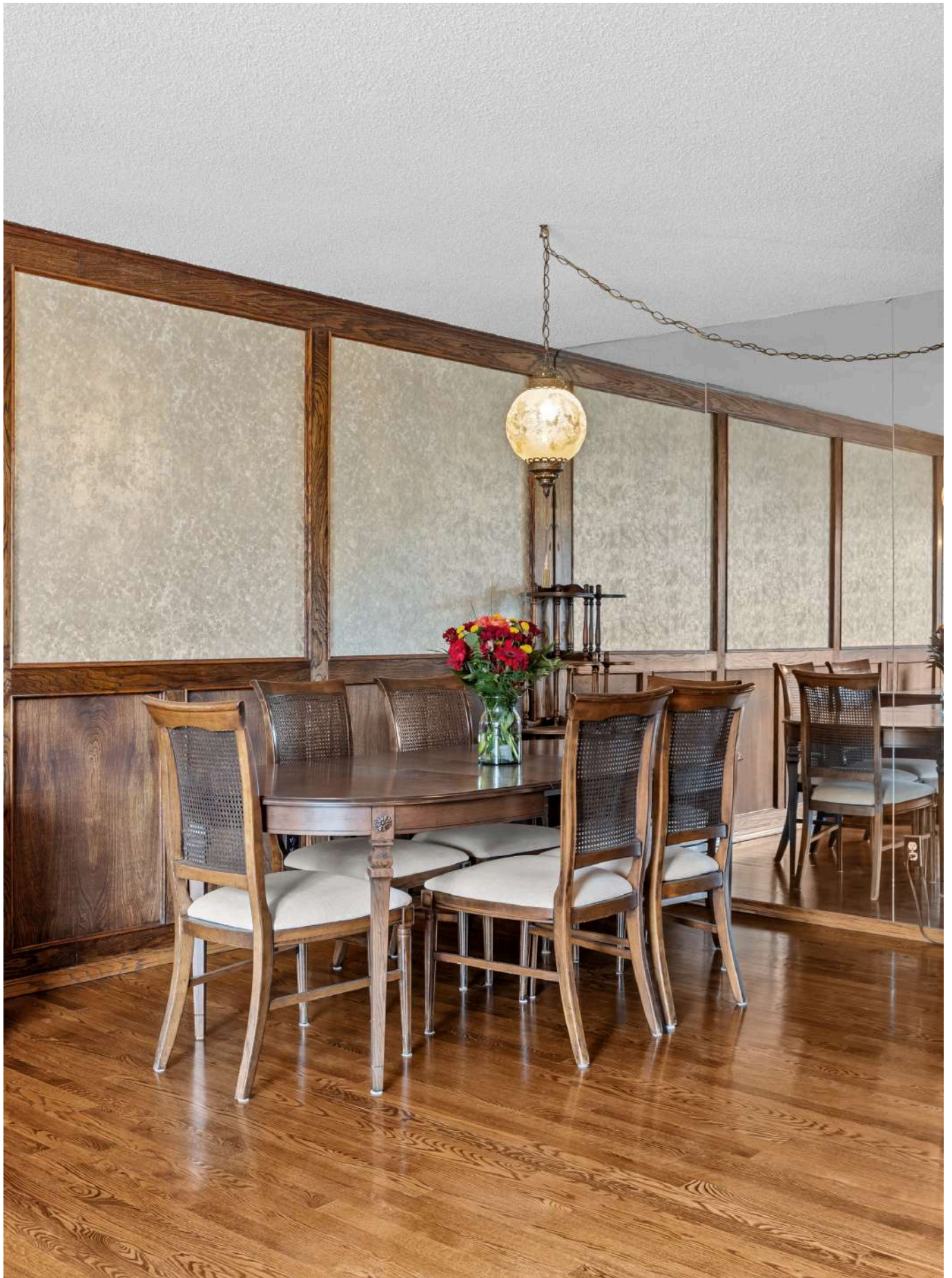
CALGARY & AREA | REAL ESTATE

real
Real Broker













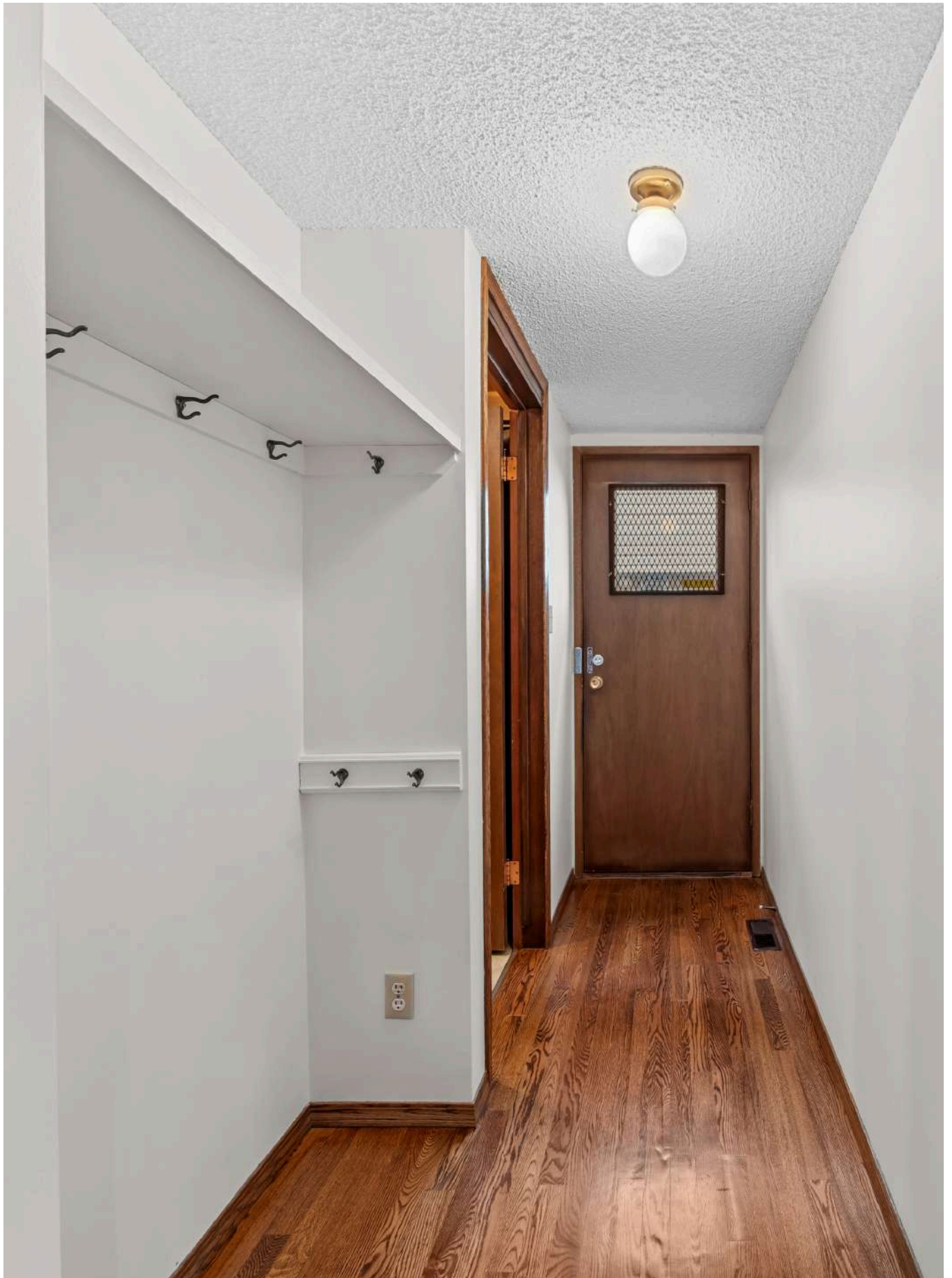
























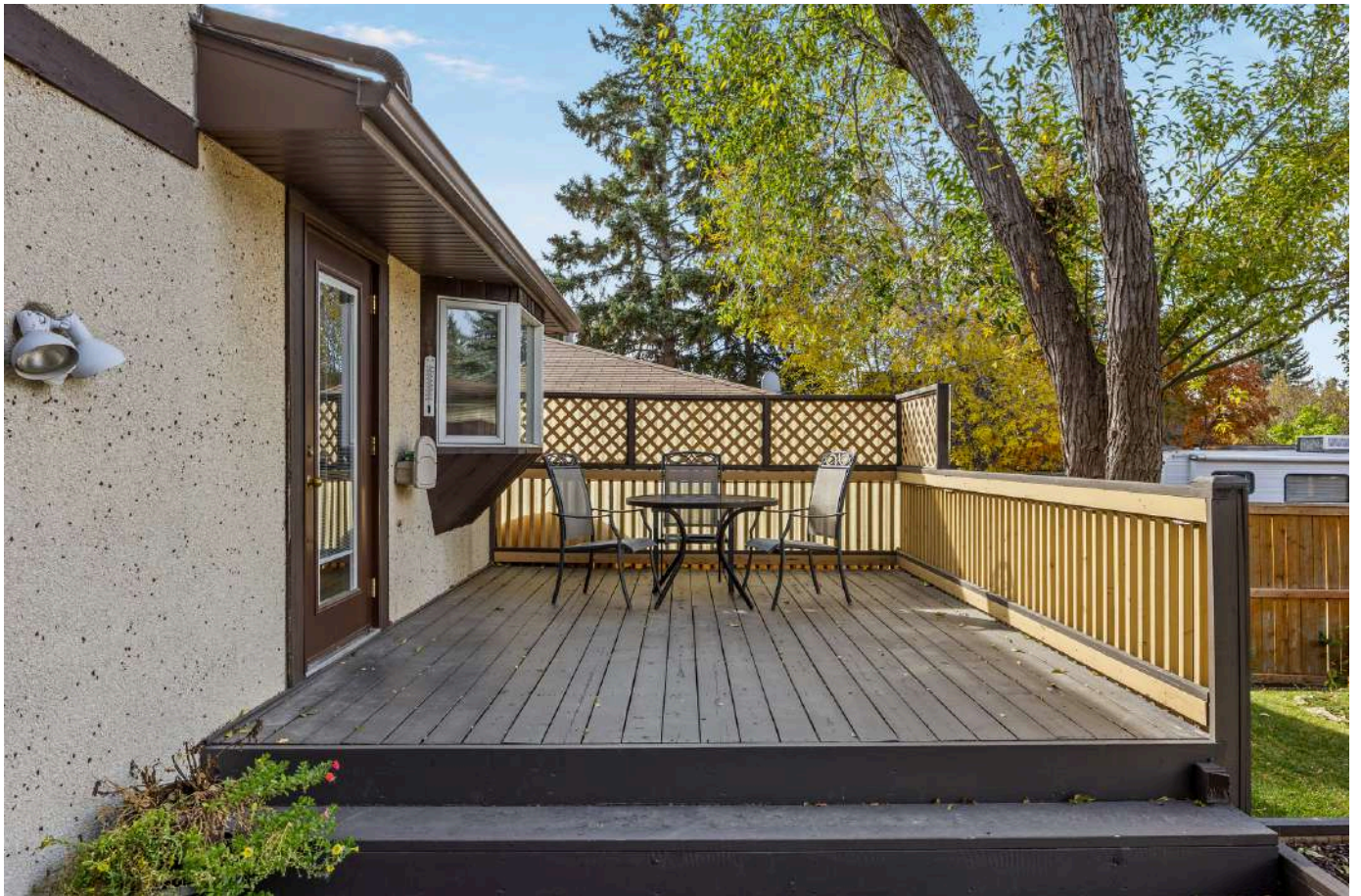




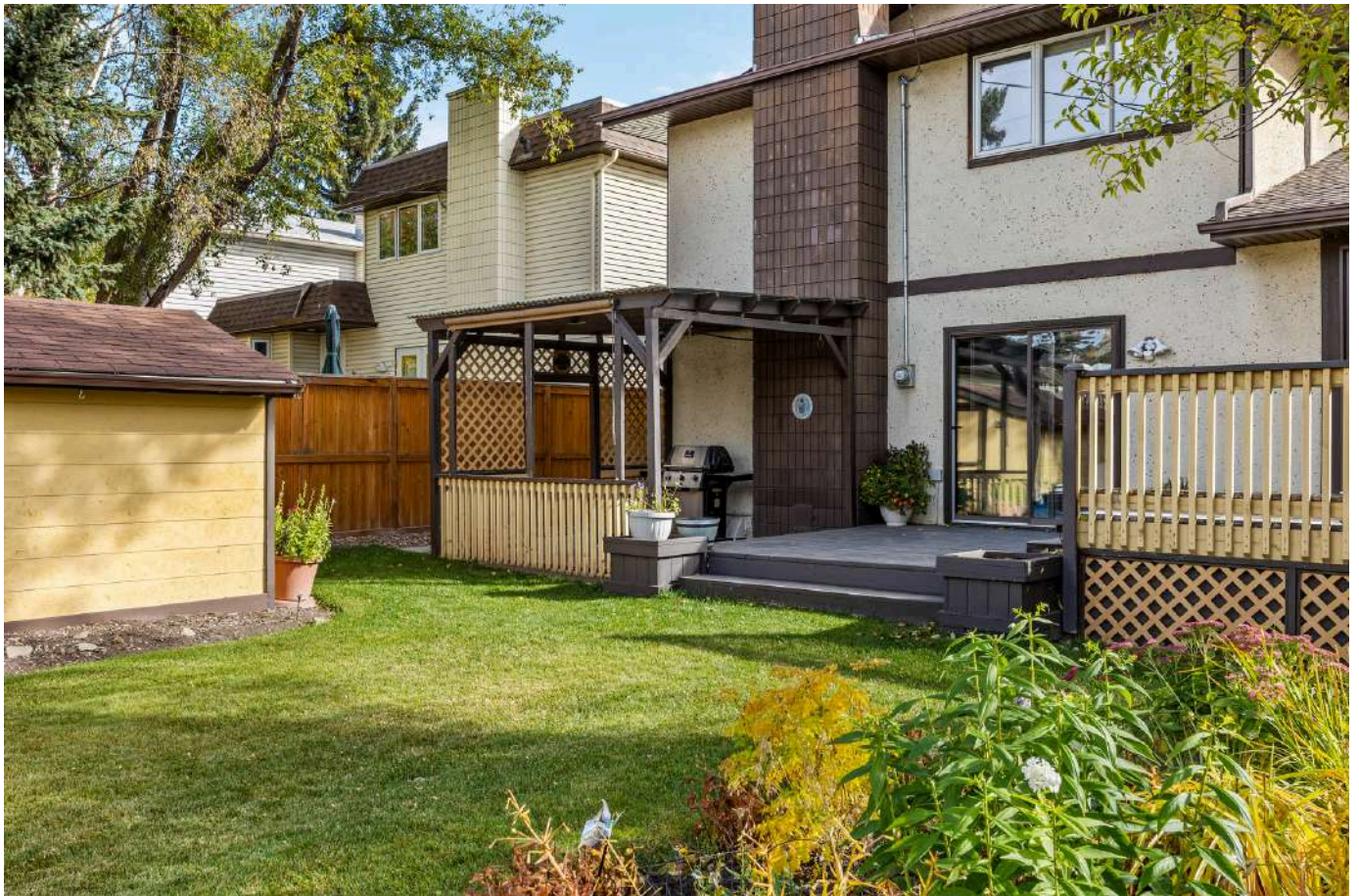








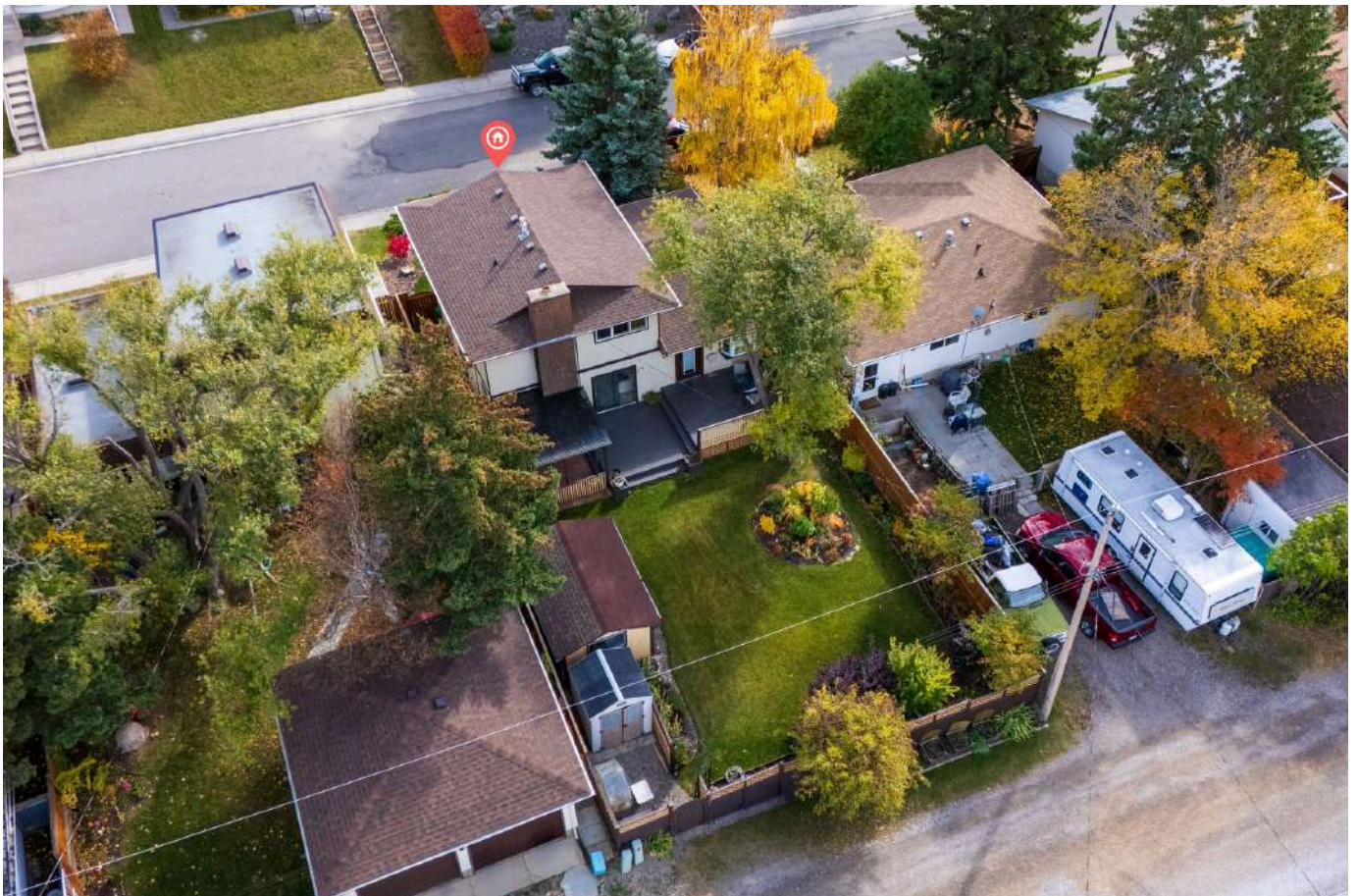
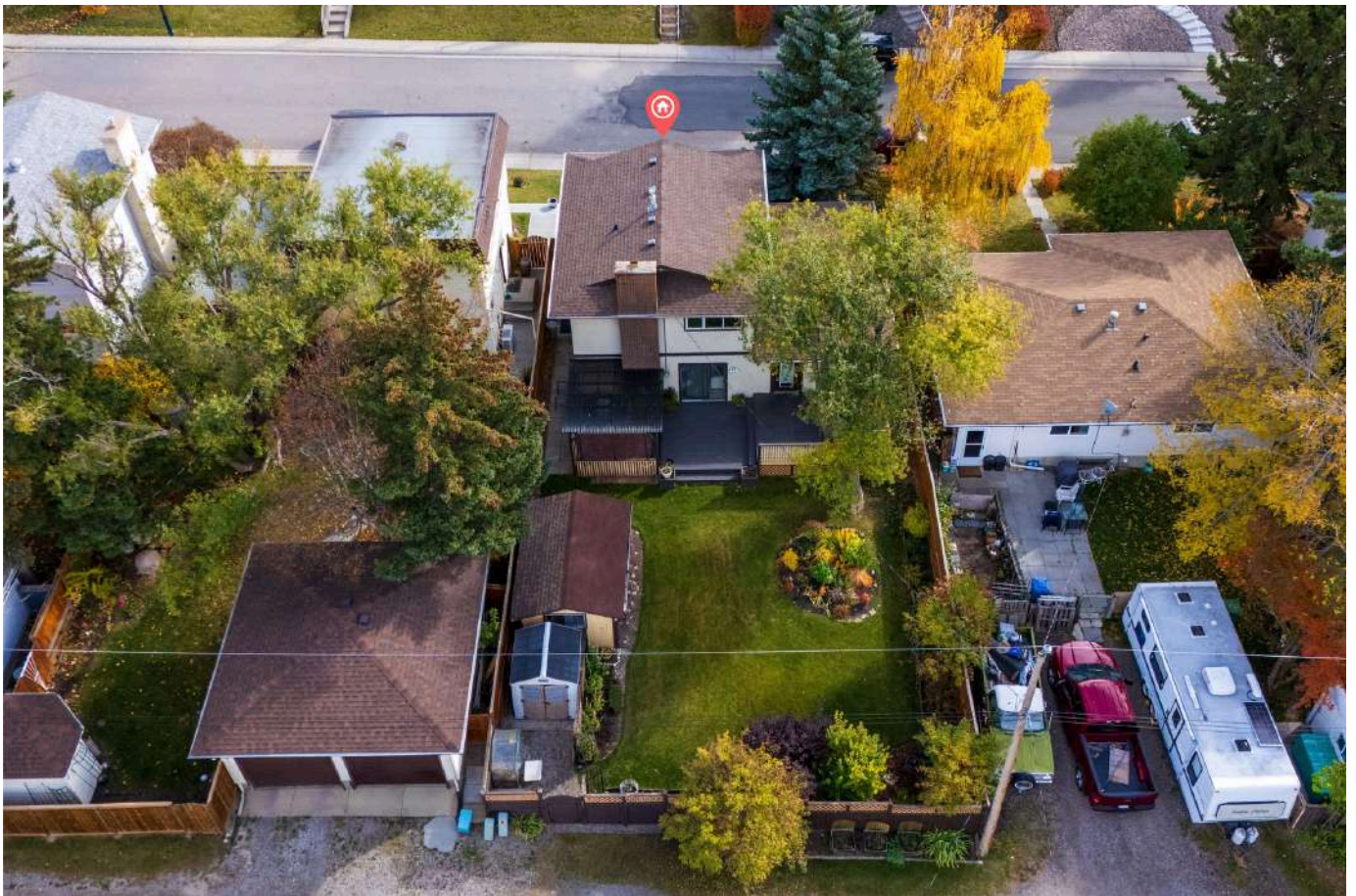


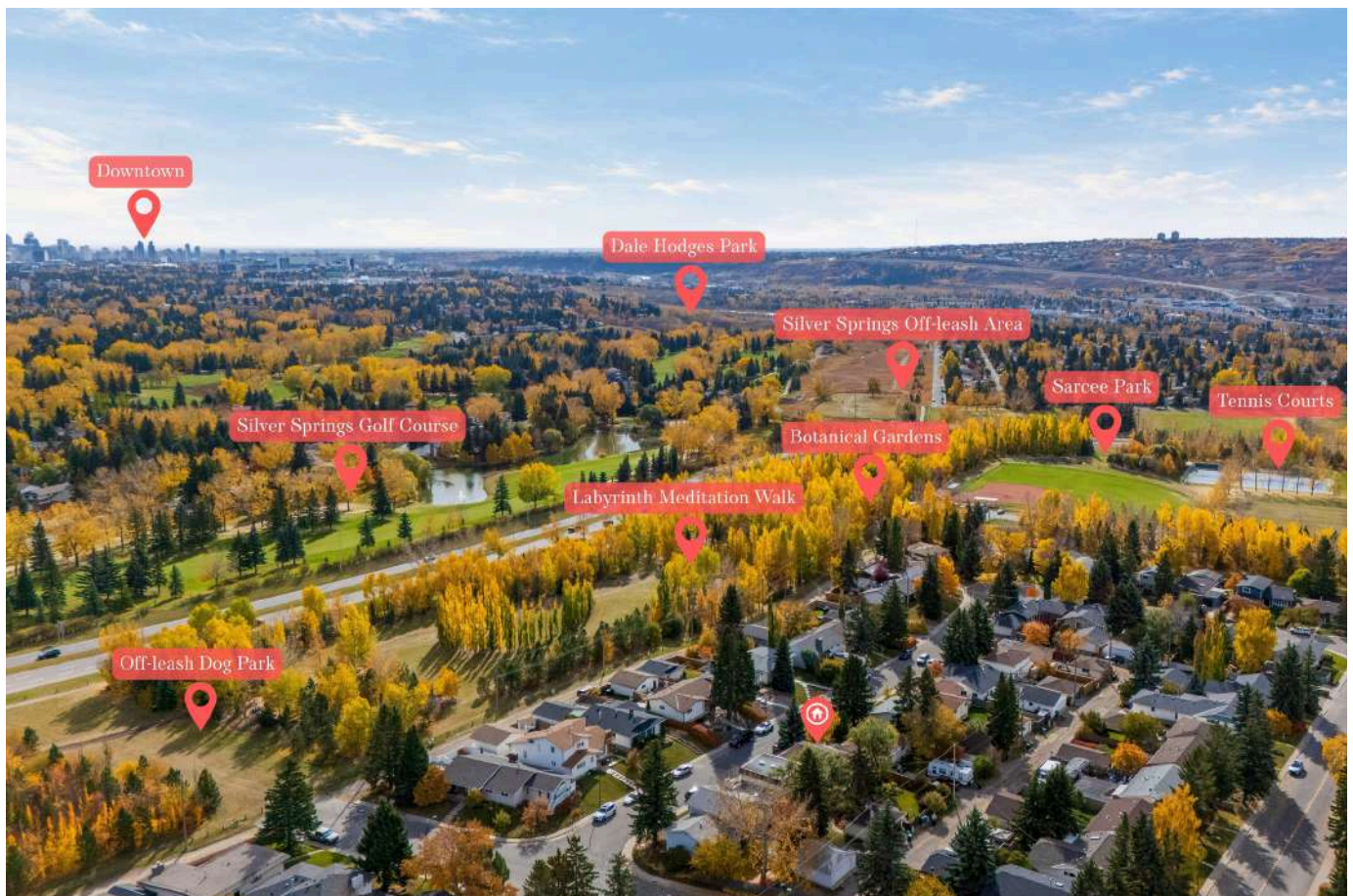












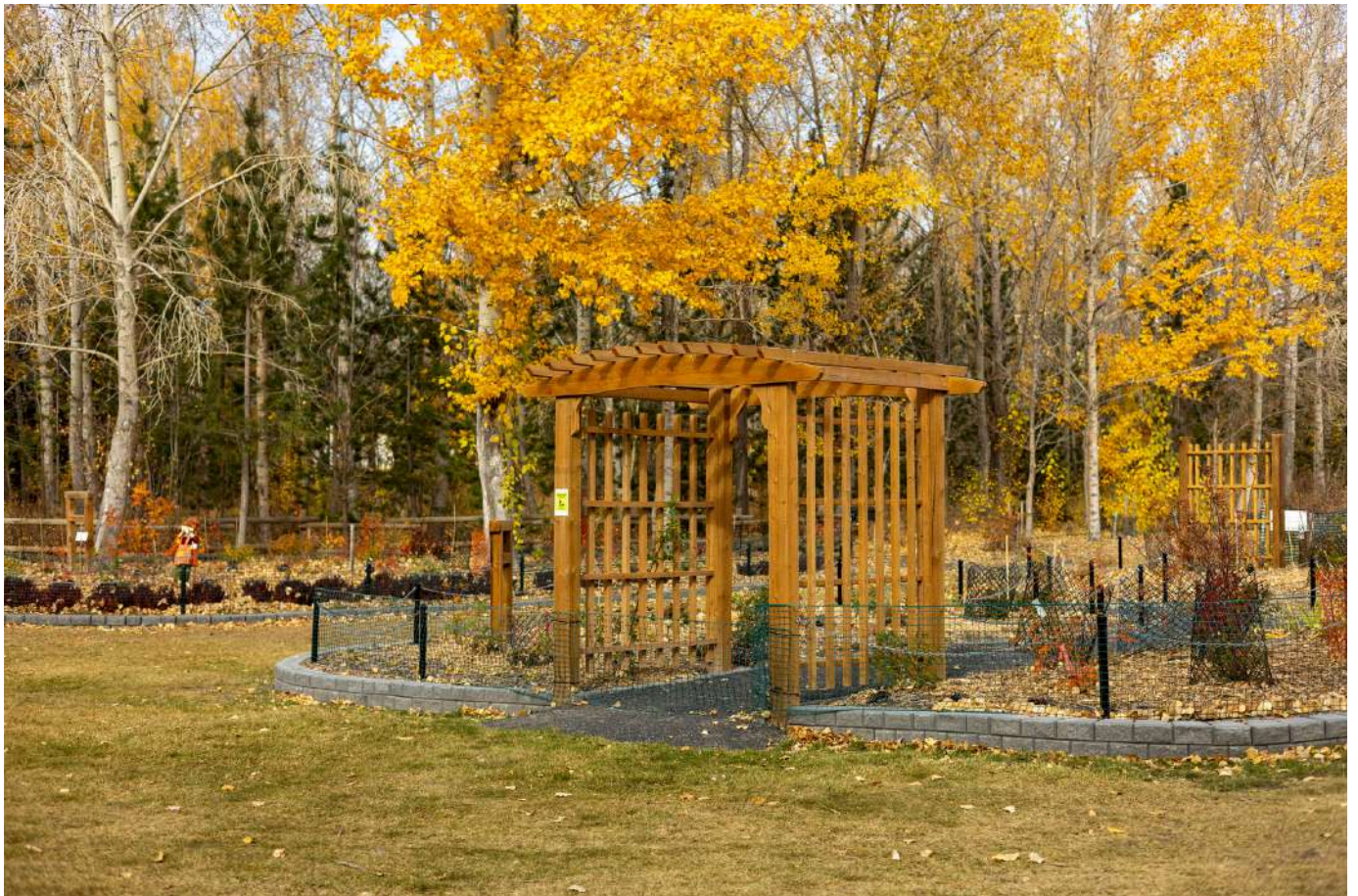
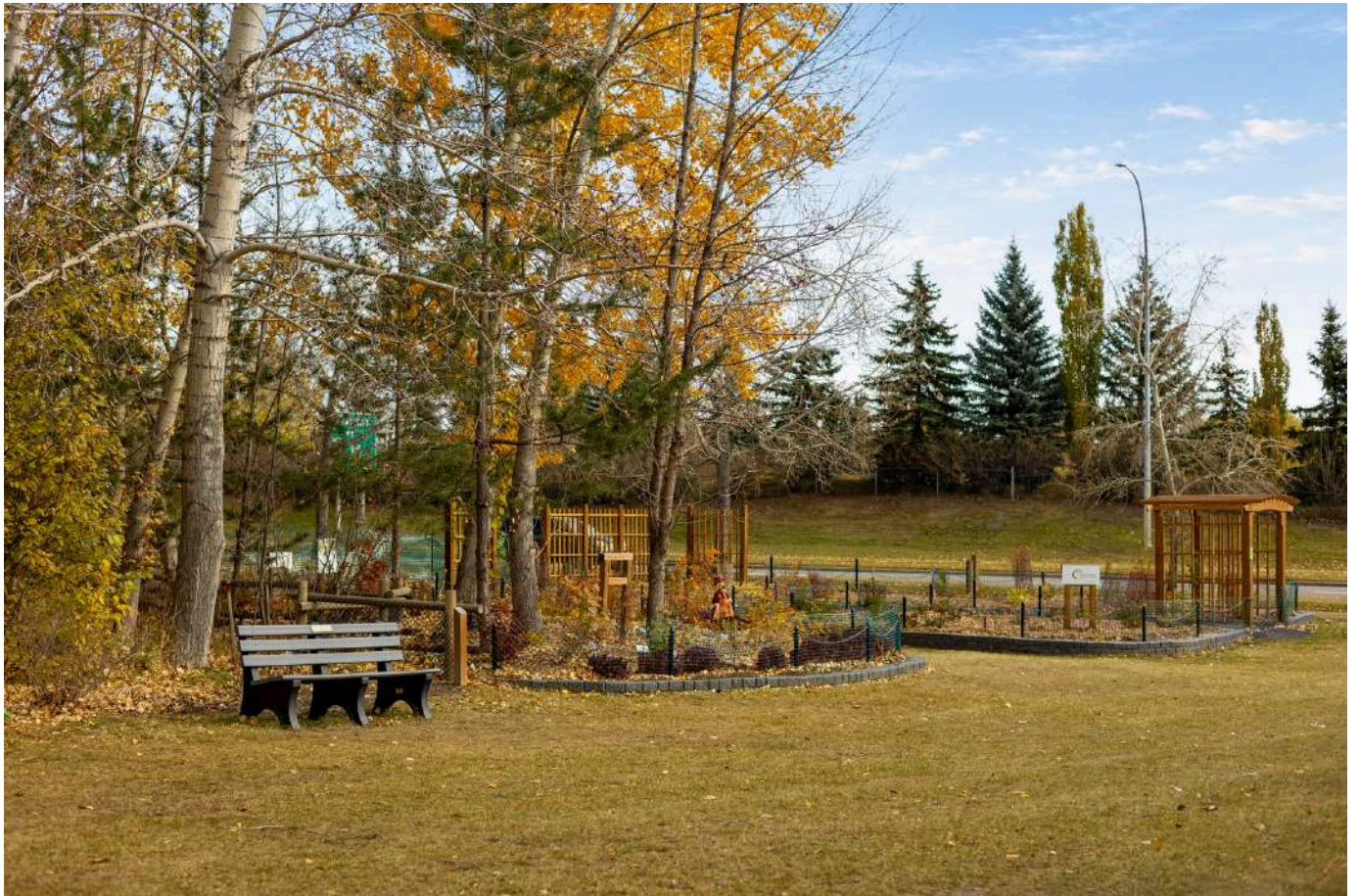


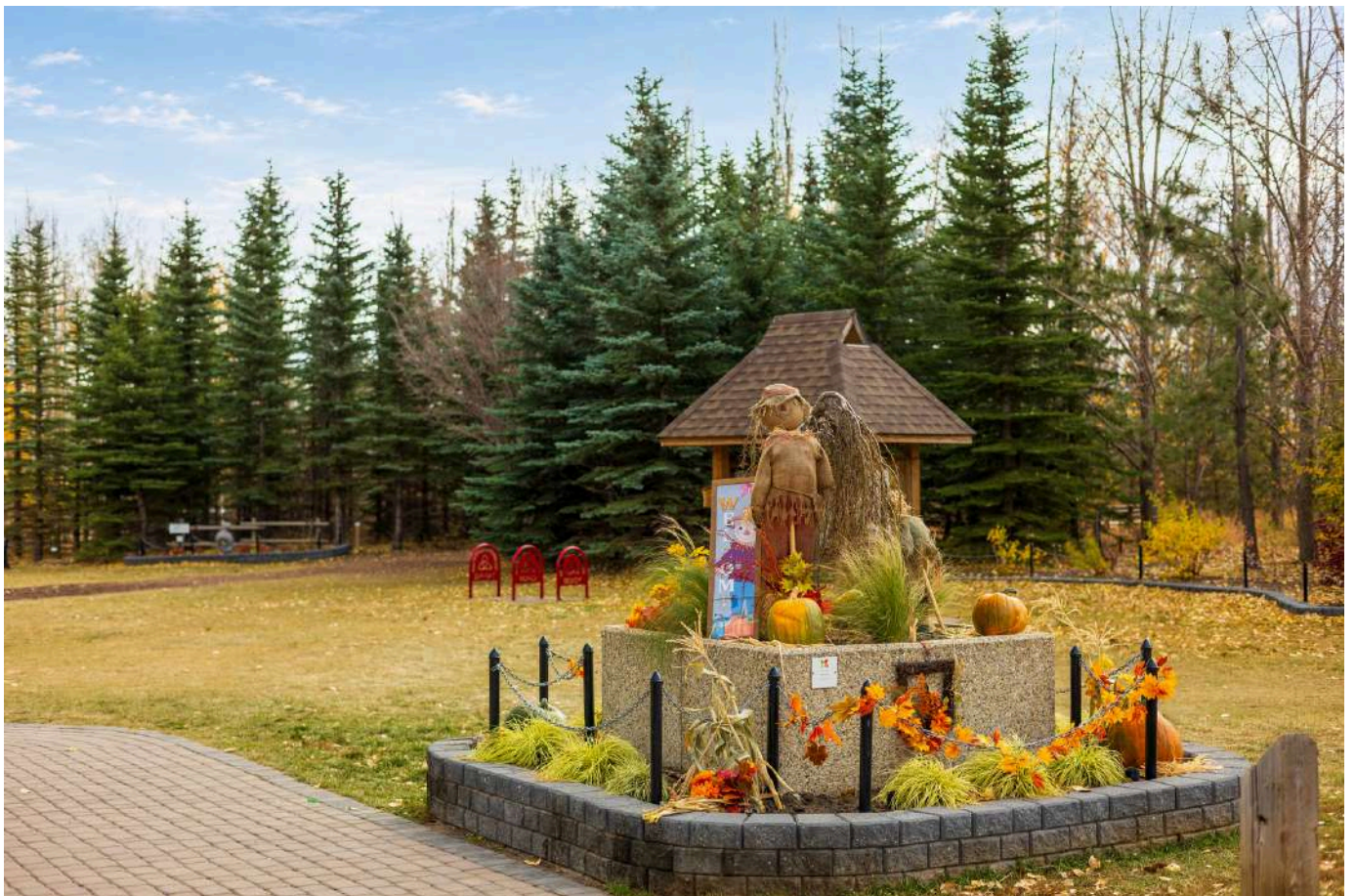
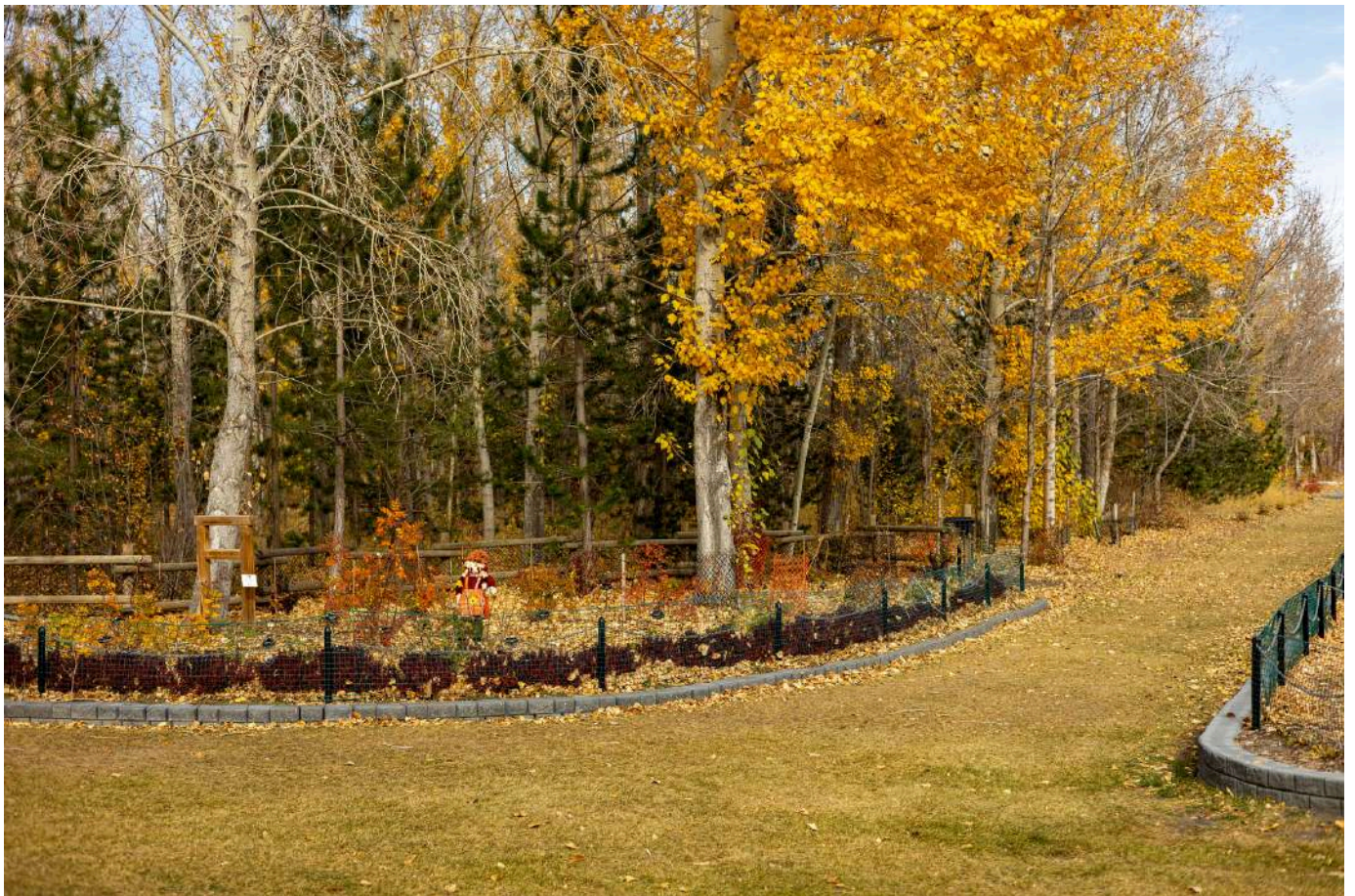


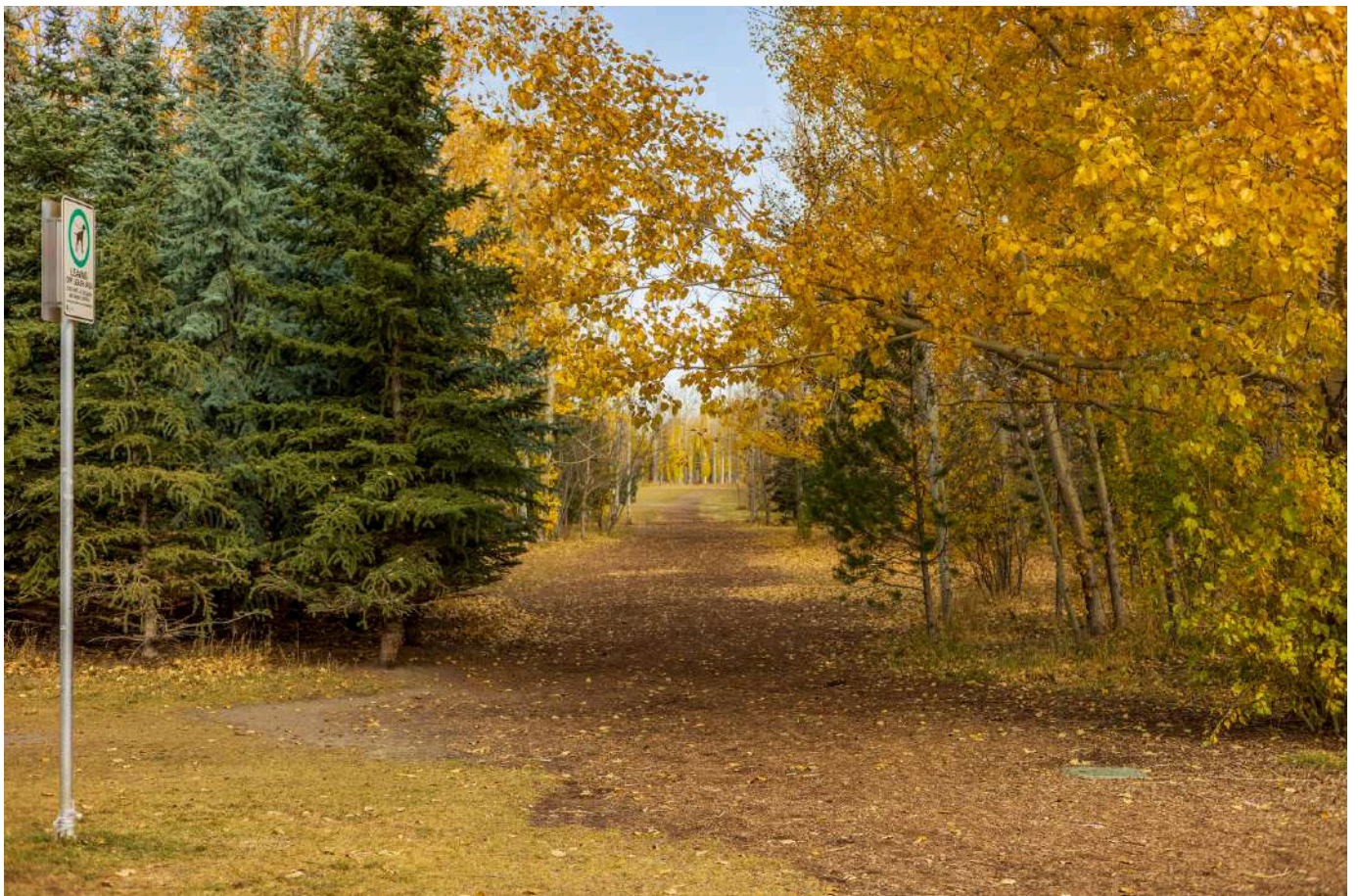


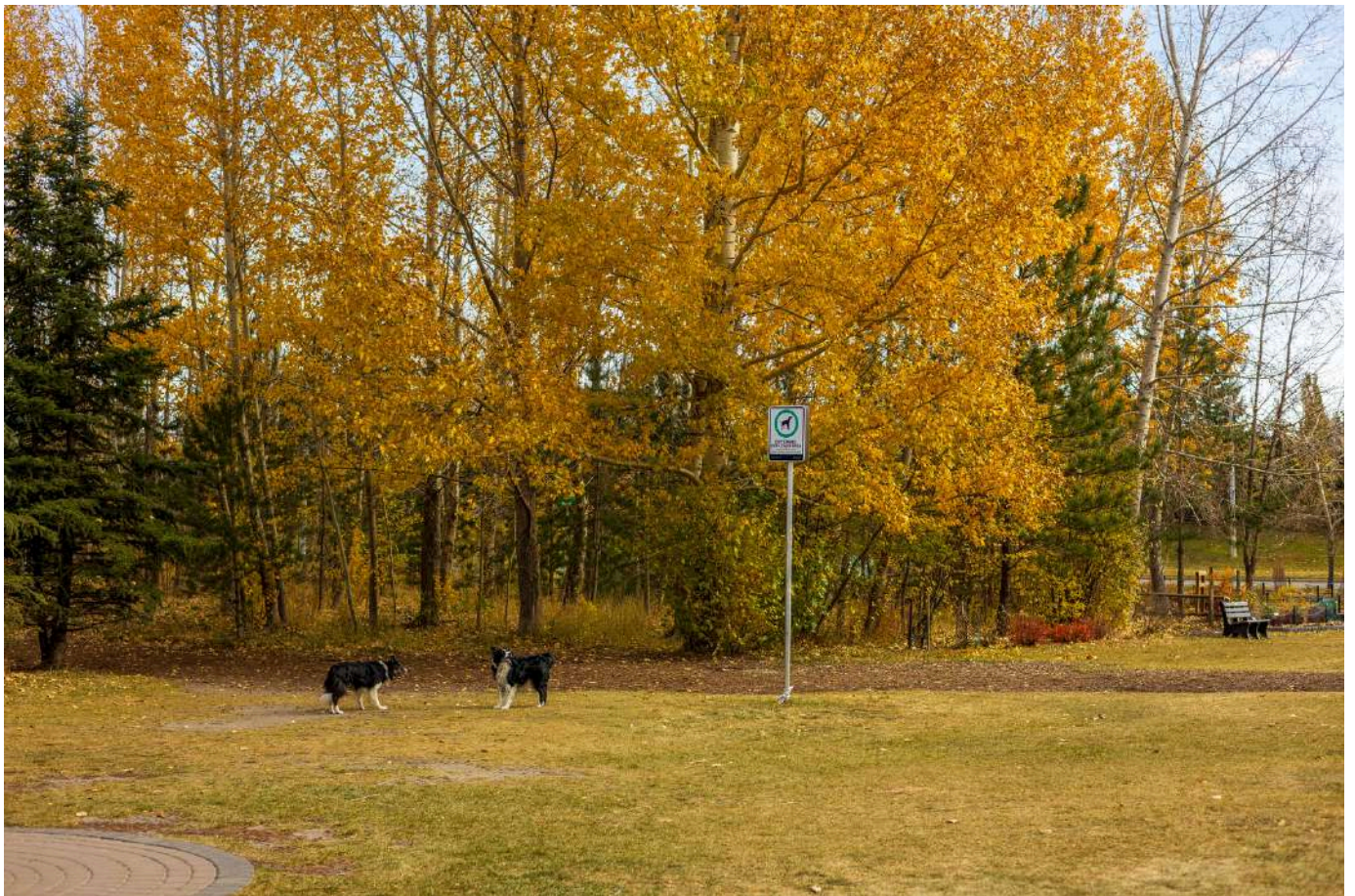


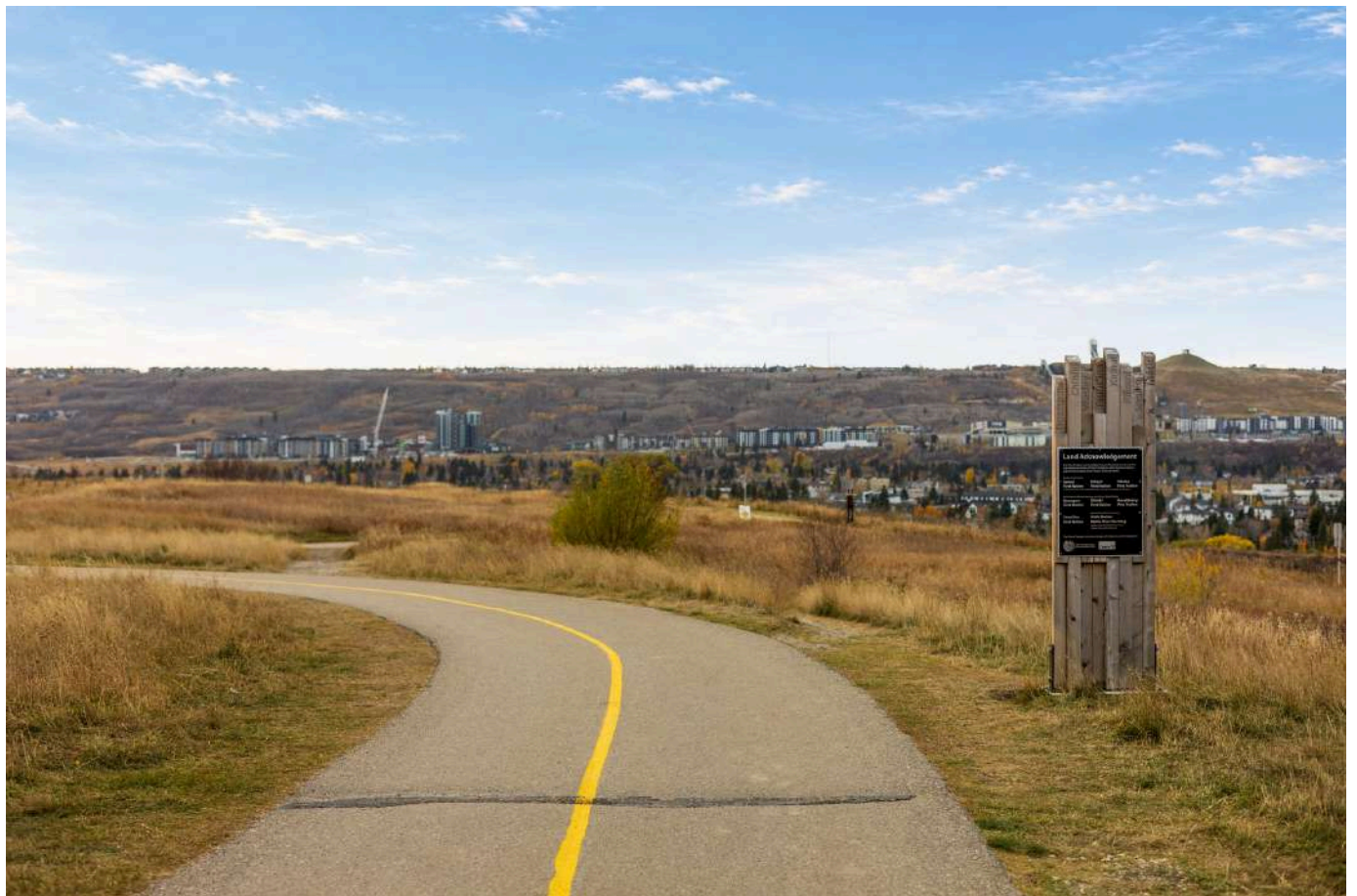


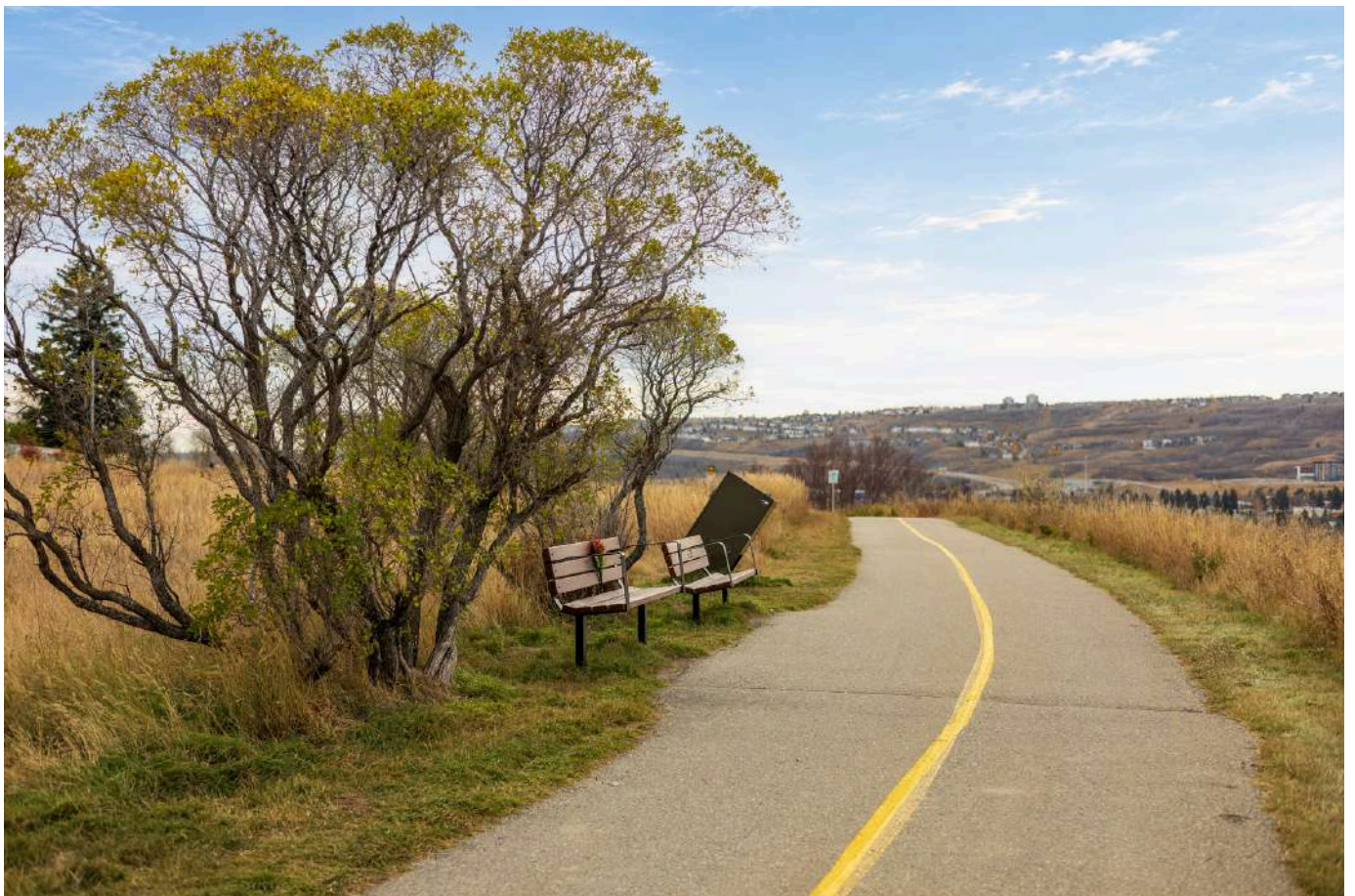
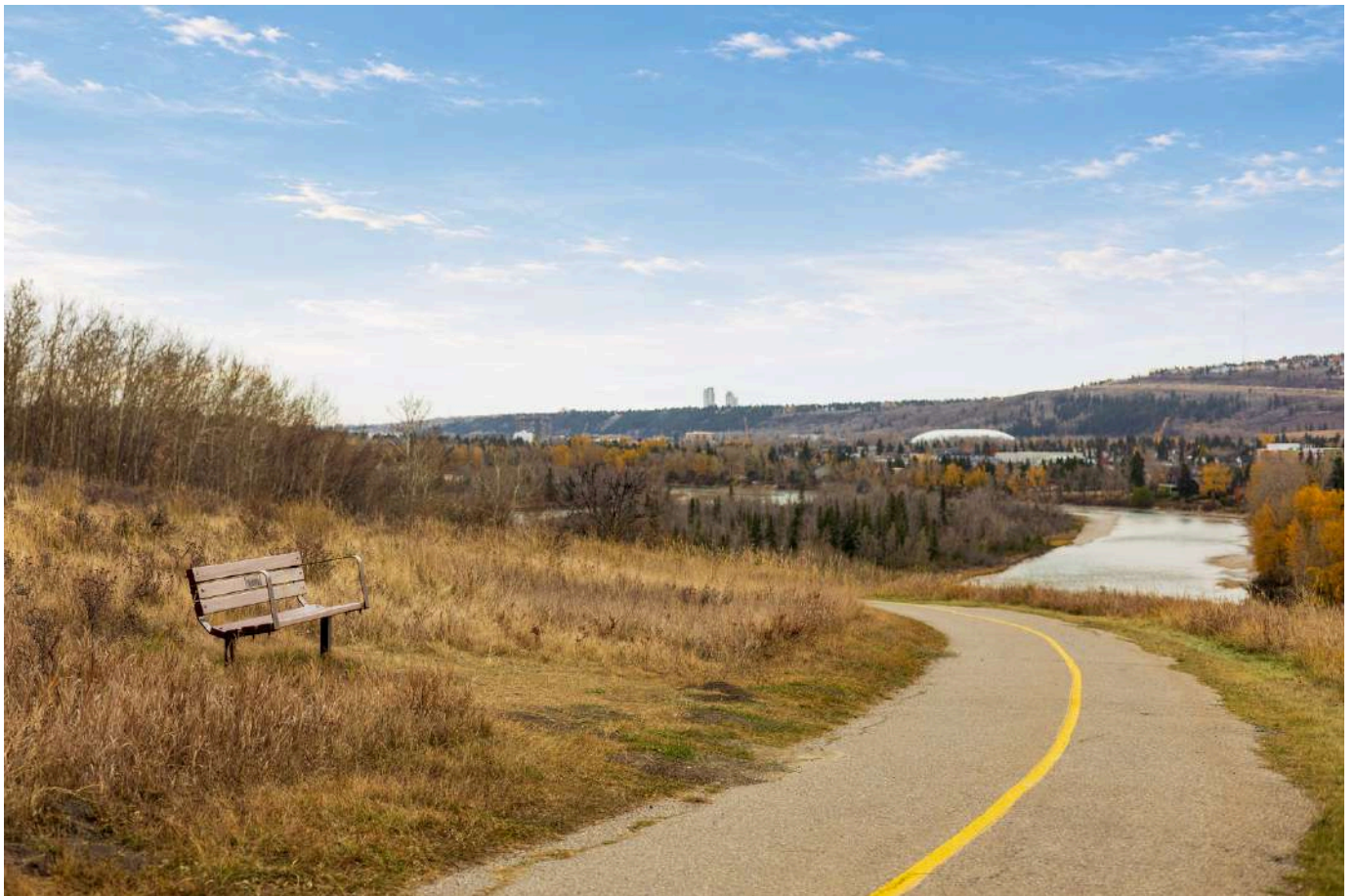








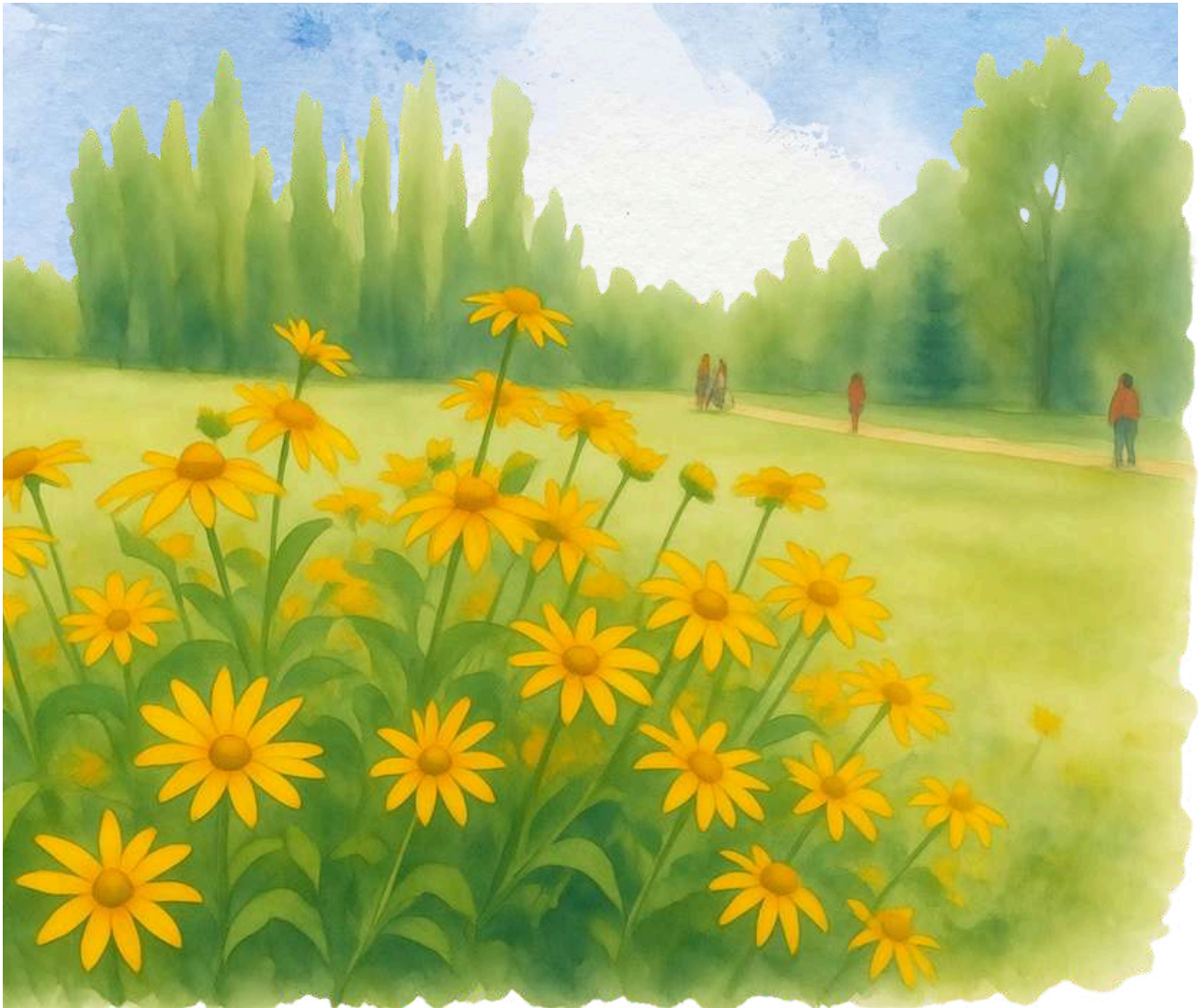






WELCOME TO

SILVER SPRINGS



THE **MCKELVIE** GROUP

CALGARY & AREA | REAL ESTATE

real
Real Broker

THE COMMUNITY

WELCOME TO SILVER SPRINGS



Silver Springs is a residential neighbourhood in the northwest quadrant of Calgary, Alberta. It is bounded to the north by Crowchild Trail, to the east by Sarcee Trail, to the south by the Bow River and to the west by Nose Hill Drive. The Silver Springs golf course is developed in the eastern part of the community, and the Bowmont Natural Area borders the community to the south. Silver Springs was developed between 1972 and 1980.



THE COMMUNITY

SILVER SPRINGS COMMUNITY ASSOCIATION



The Silver Springs Community Association is a volunteer organization. The Board and Executive committee, which consists exclusively of Silver Springs residents, is elected annually at the Annual General meeting in May. The Board of Directors meet the first Wednesday of each month.

The Silver Springs Community Association produces a monthly newsletter to all residents in the community, known as the Silver Springs Spirit. The Spirit features regular articles keeping us informed of matters that affect our Community and it also provides residents with up-to-date information about our programs, activities and upcoming events.

5720 Silver Ridge Drive N.W. Calgary, AB T3B 5E5

403-288-2616

Email: administration@silverspringscommunity.ca

Website: <http://sscacalgary.weebly.com/>

USEFUL LINKS:

[FACEBOOK LINK](#)

[TWITTER LINK](#)

[CITY OF CALGARY PROFILE LINK](#)

THE COMMUNITY

PARKS AND REC



OUTDOOR POOL

[HTTP://SSCACALGARY.WEEBLY.COM/](http://SSCACALGARY.WEEBLY.COM/)

The community has a lovely outdoor swimming pool which is open from June to September and is extremely popular with families and youth.

5720 Silver Ridge Drive N.W. Calgary, AB T3B 5E5
403-288-2616

OUTDOOR RINK

Hayley's Rink located beside the Silver Springs Community Centre, Hayley's Rink is home to four ice surfaces for your skating pleasure. Everyone is welcome and the ice surfaces are lit in the evenings. There is one large Hockey Rink complete with boards and nets. A Pond Hockey ice surface for 8 – 12 year olds and small Pond Hockey surface for 4 – 8 year olds and a Pleasure Skating ice surface with no sticks allowed. Silver Springs is lucky to have a great group of volunteers who keep the ice surfaces the best they can be, all Winter!

Our Community is known for having one of the best Outdoor Ice facilities in Calgary and excellent quality ice. The rinks are named in honour of Hayley Wickenheiser who lives in our community

5720 Silver Ridge Drive N.W. Calgary, AB T3B 5E5
403-288-2616

THE COMMUNITY

PARKS AND REC

SILVER SPRINGS GOLF & COUNTRY CLUB

403.286.1456

1600 Varsity Estates Drive N.W., Calgary, Alberta T3B 2W9

Imagine the traditions of a premier golf club only 15 minutes from the heart of downtown Calgary. With over 300 acres of rolling hills and valleys with dramatic elevation changes, Silver Springs offers a true test to golfers of all abilities. Our stunning clubhouse offers a genuine refuge where you can enjoy sumptuous dinners and the bond of fellowship only a Country Club lifestyle can offer.

<https://silverspringsgolfclub.com/home>



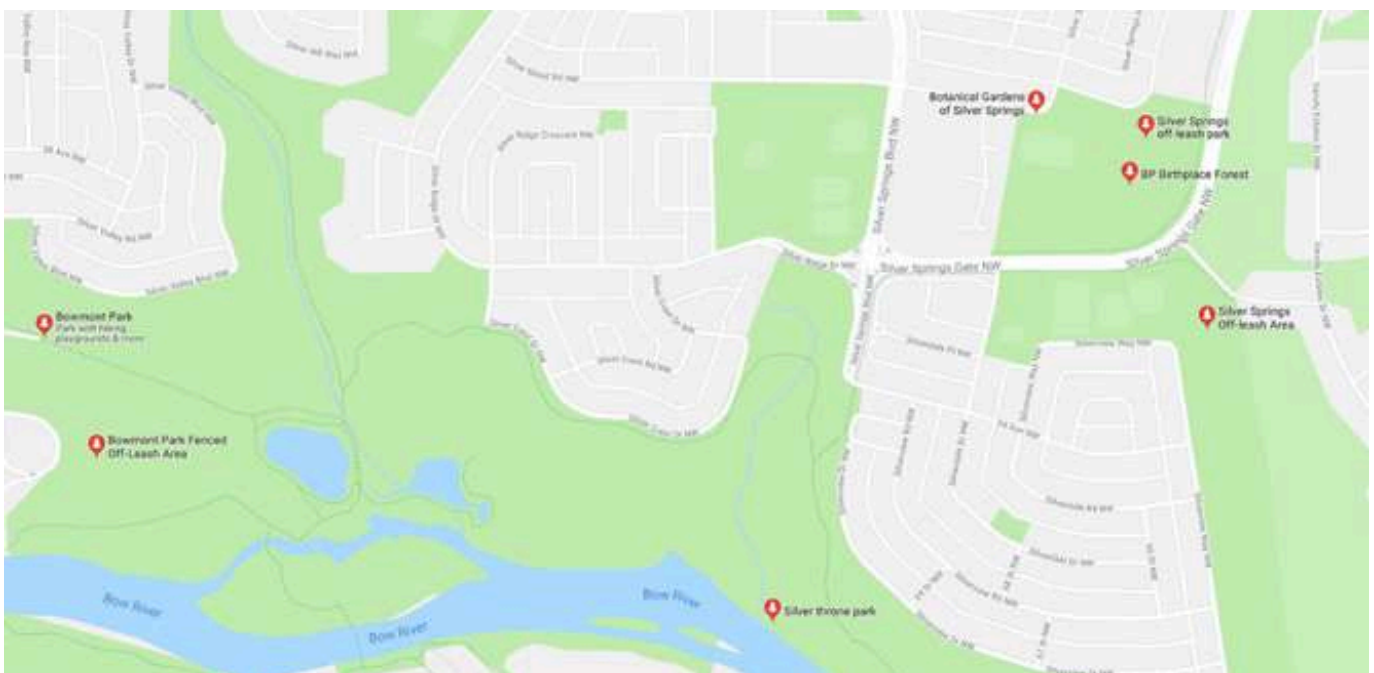
OFF-LEASH DOG PARKS

6231 Silver Springs Hill NW

723 Varsity Estates Place NW

Bowmont - 85 St NW

<https://www.calgary.ca>



THE COMMUNITY

BOTANICAL GARDENS

37 Silver Springs Dr NW

The Botanical Gardens of Silver Springs, Calgary, Alberta is indeed a 'hidden gem' – a one-of-a kind very unique garden! It is open to the public year round from dawn to dusk and is situated within a Birthplace Forest covering several acres of land. Within this area there are over fourteen individual gardens each displaying unique features and all identified with a hand-painted garden sign. These garden areas are all accessible by connecting walking paths of mulch leading throughout the entire area. Along these pathways leading to the various gardens are beautiful flowering shrubs, fruit trees and also a large variety of other featured shrubs and trees.

<https://www.bgss.ca/>



SILVERTHORN and BOWMONT PARK

85th Street NW

Located at the bottom of Silver Springs in Bowness by the river.

BOWNESS PARK

8900 48 Ave NW

30 hectares of fun with a lagoon, boating, fishing, playgrounds, walking paths, picnic areas, shelters, fire pits, wading pool, tea house & Bow River access.



SHOPPING

SILVER SPRINGS PLAZA

5720 Silver Springs Blvd NW

Local shops that include a convenience store, Value Village, Dollarama, Pharmacy, automotive, a pub, restaurants and more.

SPRING HILL VILLAGE SHOPPING PLAZA

8060 Silver Springs Blvd NW

Local shops and services - Nottinghams Pub, restaurants, Subway, gas station, a liquor store, Shoppers Drug Mart & more.

BEACON HILL

11420 Sarcee Trail NW

Beacon Hill offers a Costco, Home Depot, Canadian Tire, and numerous shops, services and restaurants.

CROWFOOT VILLAGE

20 Crowfoot Crescent NW

Only minutes away to all that Crowfoot has to offer, including a Ciniplex, Lowes, grocery stores, AMA, Indigo books, and numerous restaurants, shops and services. Plus the C-Train station hub that takes you downtown.

MARKET MALL

3625 Shaganappi Trail NW

<https://www.cfshops.com/market-mall.html>



GROCERIES

Safeway - 99 Crowfoot Crescent NW

Crowfoot Co-op - 35 Crowfoot Way NW

Sobeys - 11300 Tuscany Boulevard NW

RC Superstore - 5251 Country Hills Blvd NW

Rocky Ridge Co-op - 11595 Rockyvalley Drive NW



THE COMMUNITY

PUBLIC TRANSIT -

It is easy to get around as there are various bus routes throughout the neighbourhood that start and end at the Tuscany C-Train station - From there you can catch the #210 Redline that goes downtown.

<http://www.calgarytransit.com/schedules-maps>



LIBRARIES

CROWFOOT LIBRARY

8665 Nose Hill Drive NW

Calgary AB T3G 5T3

HOURS: Monday to Thursday 9am to 9pm,

Friday 9:00am to 6:00pm

Saturday 9:00am to 5:00pm,

Sunday 12noon to 5:00pm.

<https://calgarylibrary.ca/locations/CROW/>



RECREATION

CANADA OLYMPIC PARK / WINSPORT

Year round Fun for the whole family

(Hockey, public skate, tube park, Skiing & snowboarding, Luge, Zipline, free-fall, Summer bobsleigh, Mini Golf, Scenic chairlift, Skyline Luge, Canada's Sports Hall Of Fame)

88 Canada Olympic Road SW

403-247-5452 ext. 4

<https://www.winsport.ca/>



RECREATION



SHANE HOMES YMCA

11300 Rocky Ridge Rd NW

Phone: 403-351-6673

Hours: M-F 5:30AM to 10:30PM. S-S 7AM to 8:30PM

<https://www.ymcacalgary.org/program-descriptions/locations/shane-homes-ymca-at-rocky-ridge/>

MELCOR YMCA (CROWFOOT)

8100 John Laurie Blvd NW

Phone: 403-547-6576

Hours: Monday-Friday: 5:30 am - 10:30 pm,

Weekends & Holidays: 7:00 am - 8:30 pm

<https://www.ymcacalgary.org/program-descriptions/locations/crowfoot/>



SERVICES - CALL 911 FOR ALL EMERGENCIES

POLICE

Calgary Police Service District 7 -

Country Hills

11955 Country Village Link NE

(403) 428-6700

Calgary Police Service District 3 - North Haven

4303 14 St NW . (403) 428-6300

FIRE STATION

FIRE STATION 21

209 Silvergrove Dr NW



SERVICES

HOSPITALS

FOOTHILLS MEDICAL CENTRE

(24 hour Emergency)
1403 29 Street NW
Phone: 403-944-1110
(Switchboard)

ALBERTA CHILDREN'S HOSPITAL

(24 hour Emergency)
2888 Shaganappi Trail NW
Phone: 403-955-7211

COCHRANE COMMUNITY HEALTH CENTRE

OPEN 8AM TO 10PM DAILY
60 Grande Boulevard,
Cochrane.
Phone: 403-851-6000
(Switchboard)

DENTISTS

SPRINGHILL DENTAL

166-8060 Silver Springs Blvd NW
587-317-0024
<https://myspringhilldentist.com/book-an-appointment/>

ROCKY RIDGE DENTAL

11595 Rockyvalley Dr NW
403-244-2273
<https://www.rockyridgedental.com/>

WALK-IN CLINICS

SILVER SPRINGS MEDICAL CENTRE WALK-IN & APPOINTMENT

142 - 8060 Silver Springs Blvd NW
(403) 930-6090
<http://www.silverspringsmedical.ca/>

MEDICARE ROYAL VISTA MEDICAL FAMILY PRACTICE & WALK-IN CLINIC

8730 Country Hills Blvd NW #250
403-262-7787
<https://www.medicareclinic.org/>

VETS

SILVER SPRINGS ANIMAL HOSPITAL

5720 SILVER SPRING BLVD
(403) 288-2123
<http://www.silverspringsanimalhospital.ca/>

VCA CANADA CROWFOOT ANIMAL HOSPITAL

150 Crowfoot Crescent NW #211
(403) 241-8944
<https://vcacanada.com/crowfoot/>

ROCKY RIDGE PET HOSPITAL

11595 Rockyvalley Dr NW Unit 2010
403-984-4143
<http://www.rockyridgevet.com/>

SCHOOLS



PUBLIC SCHOOLS

SILVER SPRINGS SCHOOL

(K-6) PUBLIC

7235 Silver Mead Rd NW

Phone: 403-777-6070

<http://school.cbe.ab.ca/school/SilverSprings/Pages/default.aspx>

F.E. OSBORNE SCHOOL

(7-9) PUBLIC

5315 Varsity Dr NW

Phone: 403-777-7540

<http://school.cbe.ab.ca/school/feosborne/>

BOWNESS HIGH SCHOOL

(10-12) PUBLIC

4627 77 St NW

Phone: 403-286-5092

<http://school.cbe.ab.ca/school/Bowness/Pages/default.aspx>

SPANISH BILINGUAL SCHOOL

W.O. MITCHELL SCHOOL (K-6)

511 Silvergrove Dr NW

Phone: 403-777-6100

<http://school.cbe.ab.ca/school/WOMitchell/Pages/default.aspx>



CATHOLIC SCHOOLS

ST. SYLVESTER SCHOOL (K-4) CATHOLIC

7318 Silver Springs Blvd NW

Phone: 403-500-2063

<https://www.cssd.ab.ca/schools/stsylveste/r/Pages/default.aspx>

ST. VINCENT DE PAUL SCHOOL (K-9)

CATHOLIC

4525 - 49 Street NW

Phone: 403-500-2051

<https://www.cssd.ab.ca/schools/stvince/nt/Pages/default.aspx>

ST. FRANCIS HIGH SCHOOL (10-12)

CATHOLIC

877 Northmount Drive NW

Phone: 403-500-2026

<https://www.cssd.ab.ca/schools/stfrancis/About/Pages/default.aspx>

SILVER SPRINGS

