

FOR SALE



CLOVER
RESIDENTIAL



PRESENTS

2997 Alouette Dr



DISCOVER

Langford



Langford is one of the fastest-growing communities in the region with an abundance of amenities, infrastructure, and parklands to match.



\$949,000

Listed by:

Ole Schmidt & Michelle Matheson

Neighbourhood: Langford

Bedrooms: 3

Bathrooms: 3

Living Area: 1,437 Sq.Ft.

Lot Size: 4,823 Sq.Ft.

Year Built: 2011

Taxes: \$4,668 (Tax Year: 2025)

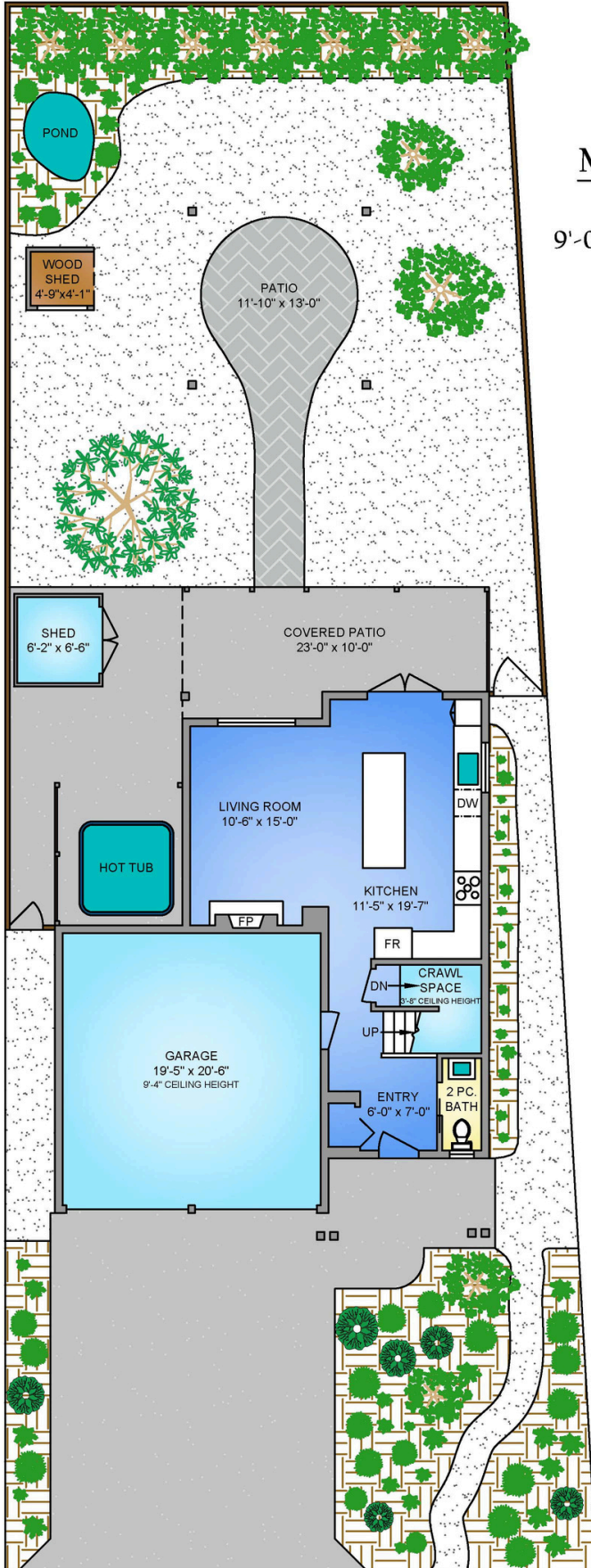
MLS: 1040987

2997 Alouette Dr

The Westhills home your family's been waiting for is finally here - and it lives larger than anything else at this price point! Double garage, deep private lot, and parks, amenities, and shopping just blocks away. The open-plan main floor flows the way families actually use a home: kitchen with oversized island, into dining/living, out to the private back patio. 3 bedrooms, 3 bathrooms - heated floors in 2 baths, spa-like ensuite off the primary. The backyard is a second living room: built-in pergola, hot tub, fruit trees, and full privacy hedging - bring the kids, bring the dogs. Geothermal heat pump, whole-house water filtration, renovated kitchen, and newer hot water tank mean this home's been carefully improved. Swim 3 ways without driving: indoor pool at Westhills YMCA, plus Langford & Glen Lake. Starlight Stadium, schools, trails, and a bike park are woven into this family-oriented neighbourhood. Groceries, cinema, and dining are just a short bike ride away.



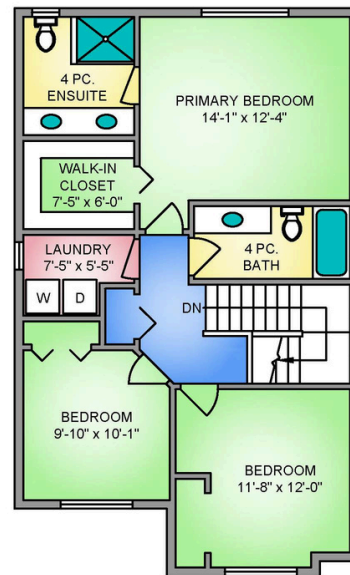
FLOOR PLANS



MAIN FLOOR
606 SQ. FT.
 9'-0" CEILING HEIGHT



UPPER FLOOR
831 SQ. FT.
 8'-0" CEILING HEIGHT



NORTH



2997 ALOUETTE DRIVE
 JUNE 29, 2026

PREPARED FOR THE EXCLUSIVE USE OF CLOVER RESIDENTIAL
 PLANS MAY NOT BE 100% ACCURATE, IF CRITICAL BUYER TO VERIFY.

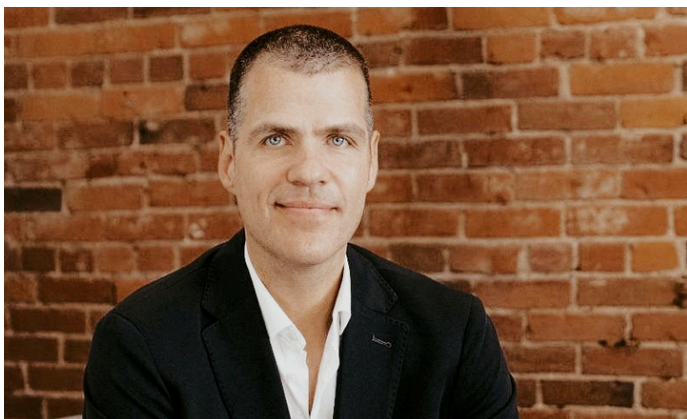
FLOOR	AREA (SQ. FT.)		
	FINISHED	GARAGE	PATIO
MAIN	606	437	321
UPPER	831	-	-
TOTAL	1437	437	321



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GET TO KNOW THE SALES TEAM



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