

\$597,900 - 162 Les Jardins Park Se, Calgary

MLS® #A2060809

\$597,900

2 Bedroom, 3.00 Bathroom, 1,245 sqft

Residential on 0.00 Acres

Douglasdale/Glen, Calgary, Alberta

BRAND NEW 2023 Townhome Quick Possession homes with NEW FALL PRICING** DOUBLE ATTACHED GARAGE * FACING GREENSPACE * LOVE YOUR LIFESTYLE! Les Jardins by Jayman BUILT next to Quarry Park. Inspired by the grand gardens of France, you will appreciate the lush central garden, Les Jardins. Escape here to connect with Nature, colorful blooms and vegetation in this gorgeous space. Ideally situated within steps of Quarry Park you will be more than impressed. Welcome home to a DOUBLE ATTACHED HEATED GARAGE, 70,000 square feet of community gardens, a proposed Fitness Centre, Dedicated dog park for your fur baby and an outstanding OPEN FLOOR PLAN with unbelievable CORE PERFORMANCE. Save \$\$\$ Thousands: This home is eligible for the CMHC Pro Echo insurance rebate. Help your clients save money. CMHC Eco Plus offers a premium refund of 25% to borrowers who buy a climate-friendly housing using CMHC-insured financing. Click on the icon below to find out how much you can save! You are invited in to a thoughtfully planned 32 Bedroom, 2.5 Bath plus DEN beautiful, DOUBLE ATTACHED GARAGE with COURTYARD VIEW Town Home boasting QUARTZ COUNTERS throughout, sleek stainless steel UPGRADED WHIRLPOOL APPLIANCES with chimney hood fan and built-in microwave oven. Luxury Vinyl Plank Flooring, James Hardie siding, Moen Fixtures, Tankless Water Heater with



built-in circulation pump and isolation kit, Ecobee Alexa-enabled thermostat with voice control and remote sensor, Schlage Smart Lock on front door, Smart switches, A/C Rough In, Triple Pane Windows, LED flush mount lighting package and LED undercabinet lighting in kitchen and your very own in suite WASHER AND DRYER. ADDITIONAL FEATURES: EV Rough-in plug, upgraded whitecap maple cabinets, QUARTZ counter tops through out, upgraded shower package, upgraded kitchen drawers with recycling pull out and built-in shelving in primary bedroom! Offering a lifestyle of easy maintenance where the exterior beauty matches the interior beauty with seamless transition. Les Jardins features Central Gardens, a Walkable Lifestyle, Maintenance Free Living, Built for your Lifestyle, Nature Nearby, Quick and Convenient Access, Smart and Sustainable, Fitness at your Fingertips and quick access to Deerfoot trail and Glenmore Trail. Nothing Compares!

Built in 2021

Essential Information

MLS® #	A2060809
Price	\$597,900
Sold Price	\$597,900
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,245
Acres	0.00
Year Built	2021
Type	Residential
Sub-Type	Row/Townhouse
Style	3 Storey
Status	Sold

Community Information

Address	162 Les Jardins Park Se
Subdivision	Douglasdale/Glen
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2E 6J5

Amenities

Amenities	Community Gardens, Fitness Center
Parking Spaces	2
Parking	Double Garage Attached, Garage Door Opener, Garage Faces Rear

Interior

Interior Features	Breakfast Bar, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, Smart Home, Tankless Hot Water, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Microwave, Range Hood, Refrigerator, Tankless Water Heater, Washer
Heating	Forced Air, Natural Gas
Cooling	Rough-In
Has Basement	Yes
Basement	See Remarks

Exterior

Exterior Features	Courtyard
Lot Description	See Remarks
Roof	Asphalt Shingle
Construction	Cement Fiber Board, Stone, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	June 30th, 2023
Date Sold	December 3rd, 2023
Days on Market	156
Zoning	M-C1
HOA Fees	0.00

Listing Details

Listing Office	JAYMAN REALTY INC.
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