

\$359,900 - 3206, 24 Hemlock Crescent Sw, Calgary

MLS® #A2081400

\$359,900

1 Bedroom, 1.00 Bathroom, 925 sqft

Residential on 0.00 Acres

Spruce Cliff, Calgary, Alberta

Bright and Spacious 925 sq. ft. second floor corner unit in quiet concrete structure on Shaganappi Golf Course. This one bedroom + den, one bathroom suite features a modern open concept with oversized rooms and 10 foot ceilings in a secure and quiet concrete structure. Northwest orientation provides stunning garden views and cool temperatures in the summer. Unit amenities include custom-fitted blinds, gas fireplace, stainless steel appliances, in-suite laundry, walk-in closet, large den, pantry, and walk-through bathroom with large soaker bathtub. Complex amenities include a titled underground heated parking stall with access to car-wash port, free membership to the Copper Club Gym, rental guest suite, and a large meeting/banquet room. Situated in the inner-city community of Spruce Cliff, you will enjoy easy access to: Westbrook LRT station (800m), Westbrook Shopping Centre (1km), Edworthy Park, Douglas Fir Trailhead, Nicholls Public Library, Schools, and Shaganappi Golf Course (on-site) including front door access to beautiful cross-country skiing trails. This unit also includes a large storage locker secured in the underground parkade available for use.

Built in 2010

Essential Information

MLS® # A2081400

Price \$359,900



Sold Price	\$340,000
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	925
Acres	0.00
Year Built	2010
Type	Residential
Sub-Type	Apartment
Style	High-Rise (5+)
Status	Sold

Community Information

Address	3206, 24 Hemlock Crescent Sw
Subdivision	Spruce Cliff
City	Calgary
County	Calgary
Province	Alberta
Postal Code	t3c2z1

Amenities

Amenities	Elevator(s), Playground, Snow Removal, Trash, Visitor Parking
Parking Spaces	1
Parking	Stall, Underground

Interior

Interior Features	Breakfast Bar, High Ceilings, No Smoking Home
Appliances	Dishwasher, Dryer, Electric Oven, Microwave, Refrigerator, Washer, Washer/Dryer, Window Coverings
Heating	Baseboard
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
# of Stories	7

Exterior

Exterior Features	Courtyard
Construction	Brick, Wood Frame

Additional Information

Date Listed	September 19th, 2023
Date Sold	November 10th, 2023
Days on Market	52
Zoning	DC (pre 1P2007)
HOA Fees	0.00

Listing Details

Listing Office	MAXWELL CAPITAL REALTY
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