

\$409,000 - 304, 3375 15 Street Sw, Calgary

MLS® #A2085171

\$409,000

2 Bedroom, 2.00 Bathroom, 736 sqft

Residential on 0.00 Acres

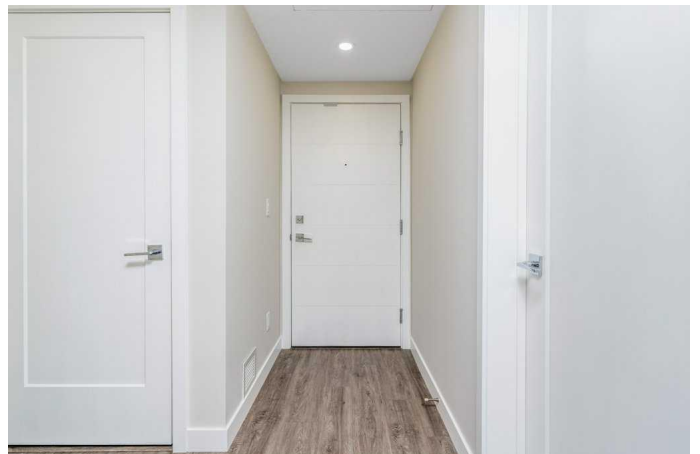
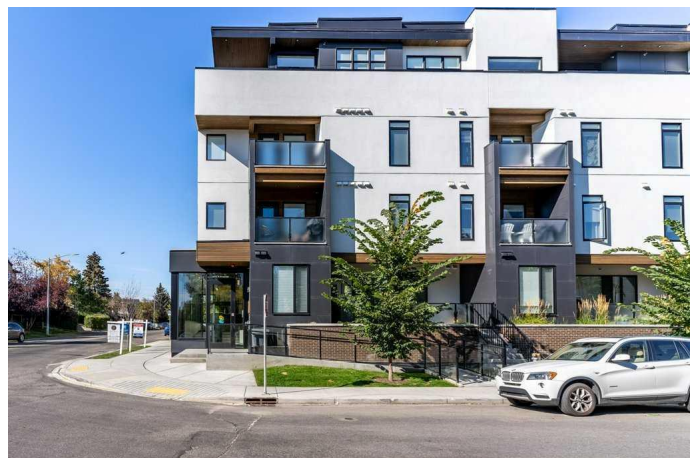
South Calgary, Calgary, Alberta

Investor Alert!!! (see Realtor Only Remarks)
Urban living at its best!!! with this South Facing
2 bedroom, 2 bathroom unit located in the
vibrant area of Marda Loop. The unit boasts
an open-concept floor plan with beautiful
flooring throughout, complemented by stylish
neutral paint and ample natural light from the
large windows. The floor plan boasts a well
planned kitchen with built in seating island,
large living room that opens to South facing
deck. The primary bedroom features a walk-in
closet, as well as a 3-piece ensuite bathroom
with a beautifully tiled shower floor to ceiling.
The in-suite laundry is conveniently located by
main hallway. The building offers numerous
amenities, including a guest suite, yoga/flex
room with projector, filtered water station, bike
room, pet wash station, and courtyard, and
secured underground titled parking stall. Enjoy
the boutique shops, restaurants, and grocery
stores of Marda Loop, all within easy walking
distance from your doorstep!

Built in 2019

Essential Information

MLS® #	A2085171
Price	\$409,000
Sold Price	\$402,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2



Square Footage	736
Acres	0.00
Year Built	2019
Type	Residential
Sub-Type	Apartment
Style	Low-Rise(1-4)
Status	Sold

Community Information

Address	304, 3375 15 Street Sw
Subdivision	South Calgary
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2T4A2

Amenities

Amenities	Bicycle Storage, Elevator(s), Fitness Center, Guest Suite, Trash, Visitor Parking
Utilities	Cable Available, Cable Internet Access, Electricity Available
Parking Spaces	1
Parking	Alley Access, Parkade, Stall, Titled, Underground

Interior

Interior Features	Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Microwave, Range Hood, Refrigerator, Stove(s), Washer
Heating	Forced Air, Natural Gas
Cooling	Central Air
# of Stories	4
Basement	None

Exterior

Exterior Features	Courtyard
Roof	Tar/Gravel
Construction	Cedar, Stucco, Wood Siding
Foundation	Poured Concrete

Additional Information

Date Listed	October 3rd, 2023
Date Sold	October 20th, 2023
Days on Market	17
Zoning	MU-1 f2.55h15
HOA Fees	0.00

Listing Details

Listing Office	ROYAL LEPAGE SOLUTIONS
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