

# \$350,000 - 509, 120 Silvercreek Close Nw, Calgary

MLS® #A2089645

## \$350,000

3 Bedroom, 2.00 Bathroom, 1,074 sqft

Residential on 0.00 Acres

Silver Springs, Calgary, Alberta

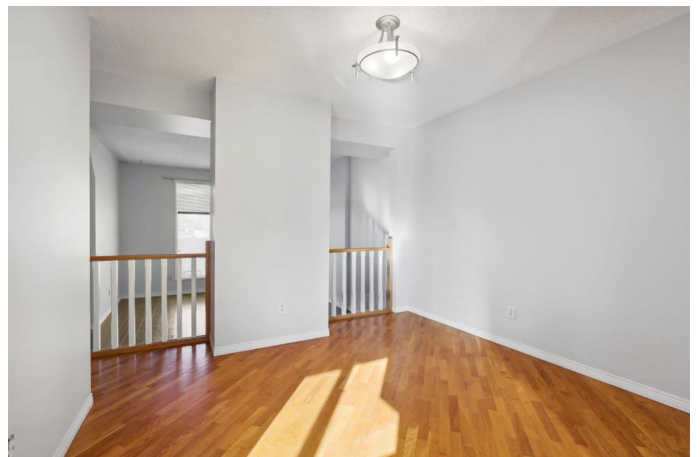
Welcome home, This fabulous 3 bedroom 1.5 bathroom townhome in the very sought after community of Silver Springs. The home boasts, hardwood and laminate flooring through out, (That's correct, no carpet). The property was recently painted through out, and shows very well. The main floor has a gorgeous kitchen, a large dining room, a powder room, a large living room, the back door that will lead you to your own west facing backyard, and two or three steps from the backyard is the playground. Watch the kids play from your living room or yard. The basement is partially finished and has a ton of storage space. Upstairs you will find 3 good sized bedrooms and a full 4 piece main bathroom, with tile floors and tile surround. Gorgeous little property. Location couldn't get any better. To the south, you have Bowness park and the Trans Canada that will scoot you out to the Rocky Mountains very quickly. To the north, great amenities within Silver Springs. But a tiny bit further north, and you have the amazing amenities of Crowfoot centre, and the C-train that will bring you to the heart of the city if you work or want to play downtown. Come see it before it is gone.

Built in 1976

## Essential Information

MLS® # A2089645

Price \$350,000



|                |               |
|----------------|---------------|
| Sold Price     | \$378,200     |
| Bedrooms       | 3             |
| Bathrooms      | 2.00          |
| Full Baths     | 1             |
| Half Baths     | 1             |
| Square Footage | 1,074         |
| Acres          | 0.00          |
| Year Built     | 1976          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 2 Storey      |
| Status         | Sold          |

### Community Information

|             |                               |
|-------------|-------------------------------|
| Address     | 509, 120 Silvercreek Close Nw |
| Subdivision | Silver Springs                |
| City        | Calgary                       |
| County      | Calgary                       |
| Province    | Alberta                       |
| Postal Code | T3B 4N8                       |

### Amenities

|                |               |
|----------------|---------------|
| Amenities      | Park, Parking |
| Parking Spaces | 1             |
| Parking        | Stall         |

### Interior

|                   |                                                                                       |
|-------------------|---------------------------------------------------------------------------------------|
| Interior Features | No Smoking Home, See Remarks                                                          |
| Appliances        | Dishwasher, Electric Range, Refrigerator, See Remarks, Washer/Dryer, Window Coverings |
| Heating           | Forced Air, Natural Gas                                                               |
| Cooling           | None                                                                                  |
| Has Basement      | Yes                                                                                   |
| Basement          | Full, Partially Finished                                                              |

### Exterior

|                   |                          |
|-------------------|--------------------------|
| Exterior Features | Playground, Private Yard |
| Lot Description   | Back Yard, See Remarks   |
| Roof              | Asphalt Shingle          |

|              |                         |
|--------------|-------------------------|
| Construction | Wood Frame, Wood Siding |
| Foundation   | Poured Concrete         |

### **Additional Information**

|                |                     |
|----------------|---------------------|
| Date Listed    | October 31st, 2023  |
| Date Sold      | November 10th, 2023 |
| Days on Market | 9                   |
| Zoning         | M-CG d44            |
| HOA Fees       | 0.00                |

### **Listing Details**

|                |            |
|----------------|------------|
| Listing Office | CIR REALTY |
|----------------|------------|

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