

\$427,900 - 10, 7401 Springbank Boulevard Sw, Calgary

MLS® #A2091894

\$427,900

2 Bedroom, 2.00 Bathroom, 1,287 sqft

Residential on 0.06 Acres

Springbank Hill, Calgary, Alberta

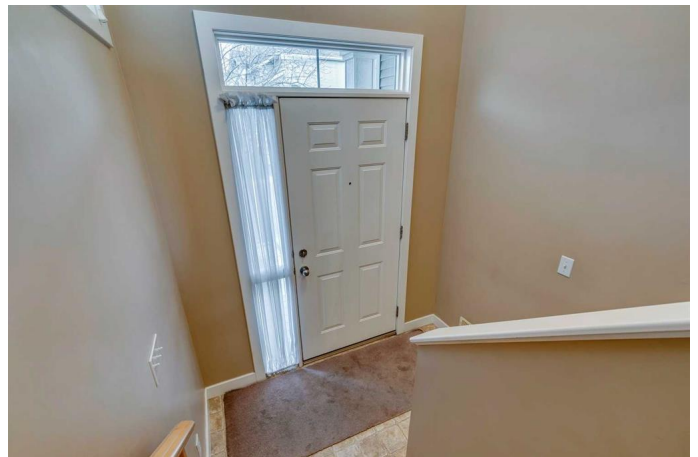
**** Open House Sunday November 12th**

1:30-3:00 Fabulous 1280+ SF**

semi-detached duplex with WALK-OUT lower level! Terrific location with quick access to Stoney Trail/Hwy 8, West Hills shops & Aspen Landing, abundance of amenities nearby and ideally positioned in the family friendly Springbank Hill. Welcoming front foyer leads up to the main level featuring 9' ceilings + an open concept plan with a wall of windows facing East and South. Generous living room with access to the balcony and roomy dining area. Kitchen offers excellent storage and prep space + another large window and pantry. Principle bedroom is highlighted by a very spacious walk-through closet and access to the 4-piece bath. A second bedroom/den is perfect for the growing family or guests. Walk-out lower level provides access to the 20.6x20 double attached garage with more storage space!! Double doors enter to the multi-purpose family room/possible 3rd bedroom with patio doors to the yard. Enjoy a 3-piece bath and utility room with laundry area. No neighbours behind, very well maintained grounds with numerous long term owners, Pet friendly (board approval is required) and a quiet cul-de-sac layout. Explore all the walking trails, bike paths, parks + easy access to transit. Welcome Home!!

Built in 2004

Essential Information



MLS® #	A2091894
Price	\$427,900
Sold Price	\$433,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,287
Acres	0.06
Year Built	2004
Type	Residential
Sub-Type	Semi Detached
Style	Bi-Level, Side by Side
Status	Sold

Community Information

Address	10, 7401 Springbank Boulevard Sw
Subdivision	Springbank Hill
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H 5R2

Amenities

Amenities	Parking
Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	Laminate Counters, No Animal Home, No Smoking Home, Storage, Vinyl Windows
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Finished, Walk-Out

Exterior

Exterior Features	Lighting, Private Entrance
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Lot Description	Back Yard, Lawn, No Neighbours Behind, Landscaped, Street Lighting, Rectangular Lot
Roof	Cedar Shake
Construction	Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	November 8th, 2023
Date Sold	November 10th, 2023
Days on Market	2
Zoning	R-2
HOA Fees	115.00
HOA Fees Freq.	ANN

Listing Details

Listing Office	RE/MAX REALTY PROFESSIONALS
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