

\$428,800 - 152, 223 Tuscany Springs Boulevard Nw, Calgary

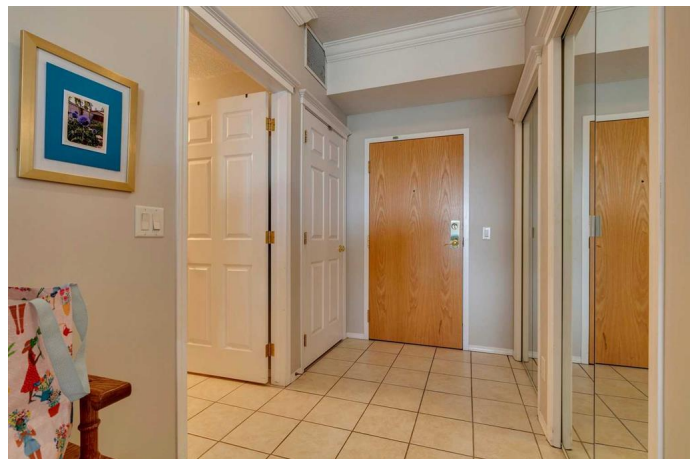
MLS® #A2092422

\$428,800

1 Bedroom, 2.00 Bathroom, 967 sqft
Residential on 0.00 Acres

Tuscany, Calgary, Alberta

Are you looking to move into a building w/ endless amenities and a real sense of community? This unit in the coveted Sierra's of Tuscany (+40) will provide the lifestyle you are searching for. Functional floorplan w/ over 960 sq.ft offers plenty of space w/ spacious living room complete w/ cozy gas fireplace & large south facing windows providing an abundance of natural light. Bedroom is well sized and can easily fit a king bed w/ all your furniture plus a walk-in closet. Not to mention the 3-pc ensuite w/ walk-in shower which is a huge bonus. Kitchen is complete w/ oak cupboards providing good storage, Dining space overlooks the park w/ expansive South facing views. Den is great for your home office or make it your reading nook or craft space. 4-pc main bath & ensuite laundry room w/ storage complete the space. Large balcony is the perfect spot to sit and enjoy the mountain views & A/C unit keeps you cool in the summer. You won't get bored living here w/ all the organized activities for residents or head to the library, take a dip in the salt water pool, dance your heart away in the ballroom, enjoy a good work out, have a few laughs in the craft room, workshop or bowling alley or relax w/ a quiet movie night in the theatre. Well maintained building w/ healthy reserve fund & condo fees that cover all your utilities including electricity. Plus heated underground parking stall w/ storage locker in your building. Situated



in the lovely community of Tuscany
w/shopping, walking trails and great access to
LRT proves why it is always ranks high as a
desired place to live. Homes in this building
don't come up often so don't miss this amazing
opportunity!

Built in 2001

Essential Information

MLS® #	A2092422
Price	\$428,800
Sold Price	\$428,800
Bedrooms	1
Bathrooms	2.00
Full Baths	2
Square Footage	967
Acres	0.00
Year Built	2001
Type	Residential
Sub-Type	Apartment
Style	Low-Rise(1-4)
Status	Sold

Community Information

Address	152, 223 Tuscany Springs Boulevard Nw
Subdivision	Tuscany
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3L 2M2

Amenities

Amenities	Car Wash, Clubhouse, Elevator(s), Fitness Center, Indoor Pool, Party Room, Workshop
Parking Spaces	1
Parking	Parkade, Underground

Interior

Interior Features	High Ceilings, No Smoking Home, Vinyl Windows
Appliances	Central Air Conditioner, Dishwasher, Electric Stove, Freezer, Refrigerator, Washer/Dryer Stacked, Window Coverings
Heating	Hot Water
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
# of Stories	3

Exterior

Exterior Features	None
Roof	Clay Tile
Construction	Brick, Stucco, Wood Frame

Additional Information

Date Listed	November 9th, 2023
Date Sold	November 17th, 2023
Days on Market	8
Zoning	M-C1 d125
HOA Fees	216.22
HOA Fees Freq.	ANN

Listing Details

Listing Office	RE/MAX REAL ESTATE (MOUNTAIN VIEW)
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