

\$1,099,000 - 55 Sienna Heights Way Sw, Calgary

MLS® #A2107542

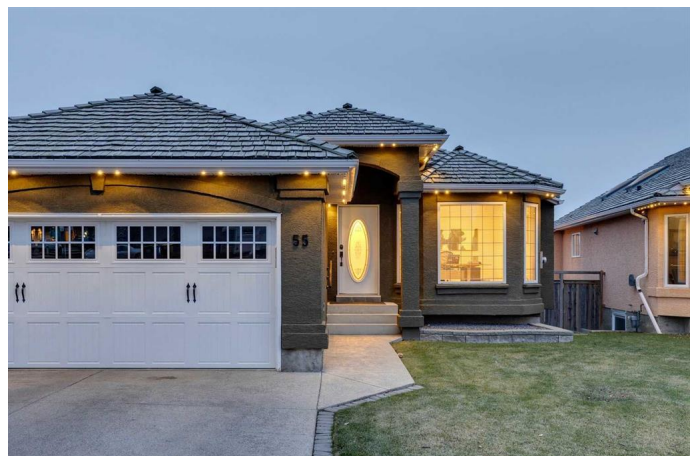
\$1,099,000

4 Bedroom, 3.00 Bathroom, 1,565 sqft

Residential on 0.12 Acres

Signal Hill, Calgary, Alberta

RARE DETACHED WALKOUT BUNGALOW WITH MOUNTAIN VIEWS!! With over 3,000sqft of developed living space, this is the perfect downsize! And to see the Rocky Mountains from the Upper Deck, the Living room, Nook and Kitchen as you look over the local Tot lot Park, this is a choice location to call home! No condo fees, not an Attached home, this Bungalow has a good sized fully fenced yard, a full width concrete patio off the walkout level, perfect for a hot tub! Storage Shed for the Bikes and yard tools allows 2 cars to easily park in the garage! Inside, you will love the open feel and flow of this home. New wide White Oak Hardwood Floors adorn the Main level, reaching from the front foyer through the Kitchen, Nook and Living Room! Above, the vaulted ceilings and the open sight lines allow you to feel like you are home and ready to relax or entertain! The Kitchen offers Stainless Chef's Appliances with a Built-in wall oven, Cooktop Gas Stove, a modern Fridge with Beverage Door and a large Island for both prep and presentation. It is easy to sit and socialize at the island or flow into the Living Room and Nook. Corner pantry is convenient as well. There are 3 Fireplaces in this home; it feels like 4 fireplaces as one is a two-sided fireplace, providing warmth and ambience in the Living Room, Primary Bedroom, The Office/Dining Room and also in the Basement Media area " WOW!! The Primary Room is quite spacious currently with a King Bed and 2 side tables, a stunning



5-piece Ensuite with Double sinks, a Soaker tub and open oversized Shower! 2nd Bedroom on the Main with a Cheater door to the 4-piece Main Bathroom, there are options for 2 Primary Bedrooms on the Main Floor. The open concept lower walkout Media/Games Room is incredible, WITH IN-FLOOR HEATING, with Media, Billiards, Darts and more! There is also a 4-piece Bathroom, 2 more bedrooms that are quite spacious. Do not forget the 300+ Bottle WINE CELLAR with a Tasting Room, so cool!! This SOUTH BACKING HOME offers tons of sunlight all day long, can you spell C-O-Z-Y !! A/C for the hot summer days. Gemstone lights provide year-round event lighting “very fun and safe, no ladders! The full package is right here!

Built in 1999

Essential Information

MLS® #	A2107542
Price	\$1,099,000
Sold Price	\$1,119,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,565
Acres	0.12
Year Built	1999
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold

Community Information

Address	55 Sienna Heights Way Sw
Subdivision	Signal Hill
City	Calgary

County	Calgary
Province	Alberta
Postal Code	T3H 3T6

Amenities

Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	Bookcases, Built-in Features, Central Vacuum, Kitchen Island, Open Floorplan, Pantry, Soaking Tub, Storage, Track Lighting, Vaulted Ceiling(s), Walk-In Closet(s)
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Appliances	Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Gas Cooktop, Microwave, Range Hood, Refrigerator, Washer, Window Coverings
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Heating	In Floor, Forced Air, Natural Gas
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Cooling	Central Air
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Fireplace	Yes
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# of Fireplaces	3
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Fireplaces	Double Sided, Gas, Mantle
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Has Basement	Yes
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Basement	Finished, Full, Walk-Out
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Exterior

Exterior Features	Storage
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Lot Description	Back Yard, Fruit Trees/Shrub(s), Front Yard, Lawn, Landscaped, Street Lighting, Rectangular Lot, Views
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Roof	Pine Shake
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Construction	Stucco, Wood Frame
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Foundation	Poured Concrete
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Additional Information

Date Listed	February 15th, 2024
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Date Sold	February 29th, 2024
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Days on Market	14
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Zoning	R-C1
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HOA Fees	0.00
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Listing Details

Listing Office	RE/MAX Realty Professionals
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