

\$613,000 - 402, 8235 8 Avenue Sw, Calgary

MLS® #A2108066

\$613,000

2 Bedroom, 3.00 Bathroom, 1,349 sqft
Residential on 0.00 Acres

West Springs, Calgary, Alberta

Welcome to your Trico-built townhome, where modern comfort meets thoughtful design. This 2 bed, 2.5 bath residence features a spacious entry-level flex room perfect for an office or cozy den. The open-concept living area on the second floor seamlessly integrates with the L-shaped kitchen, while the tandem 2 car garage, A/C rough-in, and gasline for patio offer convenience and customization potential. Enjoy outdoor relaxation on the full-width patios or retreat to the luxurious ensuite with a double vanity on the third floor. With included blinds, appliances, and a refined rustic color palette, this home exudes warmth and sophistication. Relax on the north-facing balcony and rest easy knowing your home comes with a warranty, offering peace of mind for years to come. Nestled in a serene community, this townhome offers modern amenities and stylish comfort. *Photos are representative*

Built in 2024

Essential Information

MLS® #	A2108066
Price	\$613,000
Sold Price	\$595,000
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1



Square Footage	1,349
Acres	0.00
Year Built	2024
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Sold

Community Information

Address	402, 8235 8 Avenue Sw
Subdivision	West Springs
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H 6H2

Amenities

Amenities	None
Parking Spaces	2
Parking	Double Garage Attached

Interior

Interior Features	Double Vanity, No Animal Home, No Smoking Home, Open Floorplan, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Microwave, Range, Refrigerator, Washer
Heating	Forced Air, Natural Gas
Cooling	Rough-In
Basement	None

Exterior

Exterior Features	Balcony
Lot Description	Low Maintenance Landscape
Roof	Asphalt Shingle
Construction	Cement Fiber Board, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	February 16th, 2024
Date Sold	May 16th, 2024

Days on Market	90
Zoning	TBD
HOA Fees	0.00

Listing Details

Listing Office Bode Platform Inc.

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