

\$950,000 - 124 Nolanlake View Nw, Calgary

MLS® #A2108939

\$950,000

4 Bedroom, 4.00 Bathroom, 2,357 sqft

Residential on 0.09 Acres

Nolan Hill, Calgary, Alberta

Enjoy the unobstructed views from every level of the picturesque Pond & Greenspace from this immaculate, Walk-out, 2015 built Morrison 2 Storey, in sought-after Nolan Hill. Show Home condition! Upon entering the welcoming foyer, we hope you will be impressed with the sweeping views and glorious natural light that floods in from the abundant windows. Easy-care Ceramic tile throughout the main level. Cooks will love the well-designed Legacy kitchen, Quartz counters w/breakfast bar, walk-in pantry, Stainless appliances including a stylish Chimney style Hood fan, a trendy "Azure blend" tiles & Delta faucets. Lots of room for a Harvest table in the generous eating area. Morning coffee just got better from your SE deck while you take in nature's beauty. Separate dining area or more formal dinners which flows seamlessly into the generous Great Room. Enjoy curling up to the Stone-faced Gas Fireplace on those cold winter nights. Work and homework made easy with the private multi-use Tech Area, off the kitchen or use as a "coffee/Cappuccino station", complete with wine cooler. Convenient Mud Room off back hall w/ bench, hooks, and boot/storage or pet feeding area. The upper level boasts a generous Bonus Room plus three generous bedrooms, w/high quality broadloom. Relax in your private sanctuary Principal Suite overlooking the fabulous view, boasting a large Walk-in closet & 5pc Ensuite, complete with dual sinks, soaker tub & Lg shower & water closet.



Don't forget the convenient upper-level Laundry area! Lots of room for games & movie night in the Fully dev Walk-Out basement with family room, 4th Bedroom w/vinal plank flooring + 3pc Bathroom or enjoy the view while you BBQ dinner in your covered patio. Double attached garage w/gas line & water. Enjoy the greenspace from your covered patio w/Gas line for BBQ. The seller custom built this home with meticulous thought and detail to every step. Large windows that permit natural light to permeate throughout. Unwind with a stroll along the pathway to enjoy the serene Pond. This fine home offers the perfect blend of luxury, warmth & Architectural design. Alberta NH Warranty until 2025. Just mins to Beacon Hill, Sage Hill Shopping & mins walk pathways and your choice of playgrounds. Quick access to Stoney Tr. Just move in!

Built in 2015

Essential Information

MLS® #	A2108939
Price	\$950,000
Sold Price	\$925,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,357
Acres	0.09
Year Built	2015
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	124 Nolanlake View Nw
Subdivision	Nolan Hill
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3R 0W3

Amenities

Amenities	Other
Parking Spaces	4
Parking	Double Garage Attached, Driveway

Interior

Interior Features	Breakfast Bar, Ceiling Fan(s), Central Vacuum, Kitchen Island, No Smoking Home, Open Floorplan, Quartz Counters, Recessed Lighting, Walk-In Closet(s)
Appliances	Convection Oven, Dishwasher, Dryer, Electric Stove, Garage Control(s), Garburator, Microwave, Range Hood, Refrigerator, Washer, Window Coverings, Wine Refrigerator
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Great Room, Mantle, Stone
Has Basement	Yes
Basement	Finished, Full, Walk-Out

Exterior

Exterior Features	BBQ gas line
Lot Description	Back Yard, Backs on to Park/Green Space, Creek/River/Stream/Pond, Lawn, Greenbelt, No Neighbours Behind, Landscaped, Street Lighting, Rectangular Lot
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	March 1st, 2024
Date Sold	March 14th, 2024
Days on Market	13

Zoning	R-1
HOA Fees	105.00
HOA Fees Freq.	ANN

Listing Details

Listing Office	RE/MAX Complete Realty
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