

\$484,900 - 62 Tuscany Springs Gardens Nw, Calgary

MLS® #A2109443

\$484,900

3 Bedroom, 2.00 Bathroom, 1,346 sqft

Residential on 0.00 Acres

Tuscany, Calgary, Alberta

Welcome to your new home & one of the best units at The Mosaic Tuscany, where luxury meets convenience in the heart of Calgary's sought-after NW community! This stunning end unit townhouse boasts an enviable location just a short stroll away from the LRT station, ensuring easy access to downtown and beyond.

Step inside and be greeted by an abundance of natural light flooding through the extra windows that come with being an end unit, creating a bright and inviting atmosphere throughout. The spacious living area features real hardwood flooring and elegant tile accents, providing the perfect backdrop for your personal style.

For the culinary enthusiast, the open kitchen is a dream come true, complete with a central island/breakfast bar, stainless steel appliances, and ample counter and cupboard space. Whether you're hosting a dinner party or enjoying a casual meal with family, this space is sure to impress.

Upstairs, retreat to the comfort of the primary bedroom with its large walk-in closet, while two additional bedrooms offer plenty of space for family, guests, or a home office. Need a quiet spot to work or study? The convenient loft area provides the ideal solution.

Outside, your south-facing fenced yard and patio offer a private oasis for relaxation and outdoor entertaining, perfect for soaking up the sun or enjoying al fresco dining with friends and loved ones.



With an oversized double attached garage featuring a 220 plug/power for your electric vehicle conversion and plenty of storage space, this home truly has it all. Located close to the C-Train, schools, parks, green space, and easy access to the mountains a short drive away.

Don't miss out on this rare opportunity to join the vibrant community of Tuscany. Schedule your viewing today before it's gone as these units rarely come on the market.

Built in 2002

Essential Information

MLS® #	A2109443
Price	\$484,900
Sold Price	\$475,000
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,346
Acres	0.00
Year Built	2002
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Sold

Community Information

Address	62 Tuscany Springs Gardens Nw
Subdivision	Tuscany
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3L 2R6

Amenities

Amenities	Visitor Parking
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Parking Spaces	4
Parking	220 Volt Wiring, Double Garage Attached, Oversized

Interior

Interior Features	Breakfast Bar, Kitchen Island, No Animal Home, No Smoking Home, See Remarks
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Partial, Unfinished

Exterior

Exterior Features	Other
Lot Description	Back Yard, Landscaped, See Remarks
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	February 22nd, 2024
Date Sold	March 9th, 2024
Days on Market	16
Zoning	M-C1 d100
HOA Fees	175.00
HOA Fees Freq.	ANN

Listing Details

Listing Office	2% Realty
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