

\$799,900 - 138 Sierra Nevada Close Sw, Calgary

MLS® #A2111062

\$799,900

3 Bedroom, 3.00 Bathroom, 1,831 sqft

Residential on 0.10 Acres

Signal Hill, Calgary, Alberta

Welcome Home! This 2-storey home is the perfect family home and is in a fantastic neighbourhood with lots of kids. Close to many parks, top-notch schools, and lots of shopping nearby. Easy access to Stoney Trail, Sarcee, & Glenmore Trail. Walk into the foyer and you'll be met with a bright open space and 17-foot ceilings in the living room open to above. The main floor is great for entertaining and participating in the action. Many updates throughout including kitchen, lighting, bathrooms, paint, insulated garage with gas heat installed and built-in storage. ALL POLY B has been REMOVED. Both bathrooms upstairs have been updated with bath fitter and newer toilets. The yard is fully landscaped with rock. South facing back yard to enjoy those warm summer days. The deck has a gas BBQ hook-up and a gas hook-up for a fire table. The furnace and AC were replaced in April 2021, the hot water tank was replaced in June 2020, and All Poly B was removed in 2023. Plumbing work was completed by Pete The Plumber with a transferable warranty for the buyer's peace of mind. This home is spotless, well-maintained and move-in ready!

Built in 1994

Essential Information

MLS® # A2111062

Price \$799,900



Sold Price	\$780,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,831
Acres	0.10
Year Built	1994
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	138 Sierra Nevada Close Sw
Subdivision	Signal Hill
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H 3H7

Amenities

Parking Spaces	4
Parking	Double Garage Attached, Garage Faces Front, Heated Garage

Interior

Interior Features	No Smoking Home
Appliances	Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Garage Control(s), Garburator, Gas Water Heater, Microwave, Refrigerator, Washer, Window Coverings
Heating	Fireplace(s), Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	BBQ gas line
Lot Description	Back Yard, Front Yard, Low Maintenance Landscape, Landscaped
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	March 9th, 2024
Date Sold	April 1st, 2024
Days on Market	23
Zoning	RC1
HOA Fees	0.00

Listing Details

Listing Office	eXp Realty
----------------	------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.