

\$699,000 - 108 Lincoln Manor Sw, Calgary

MLS® #A2111161

\$699,000

2 Bedroom, 3.00 Bathroom, 1,141 sqft

Residential on 0.00 Acres

Lincoln Park, Calgary, Alberta

Welcome to your dream 55+ home in the heart of Lincoln Manor! This rare, stunning villa boasts new custom renovations that exude beauty, elegance and sophistication consistently throughout. Bathed in natural light, this home invites you to bask in warmth and charm. Step inside the large front entrance to view the newly opened floor plan that offers luxury wide vinyl plank flooring throughout and a bright, spacious living room with fireplace. Adjacent is an expansive kitchen, adorned with quartz countertops and lovely high gloss white cabinetry accented with gold hardware, creating a modern, feminine aesthetic. High-end luxury appliances stand ready to assist in your culinary endeavours (tap twice on the ThinQ French Fridge door to view the interior without opening the door, convection ceramic top stove, steam microwave hood fan, dishwasher), while a large island provides ample space for meal preparation and entertaining. This space boasts a second generously sized island that can function as a buffet for entertaining, offering additional storage and a versatile space, ideal for those who work from home or enjoy creative projects. Dual pantry storage ensures that organization is effortless. Sliding glass doors off the dining room offers further outdoor entertaining next to a quiet green space. A lovely main floor powder room off the front entrance provides privacy for guests. Continue through to the conveniently located laundry room with sink and stacking washer



and dryer, making laundry day a breeze. Retreat to the spacious main floor master bedroom, where wall to wall custom cabinetry adds both functionality and style. A custom hanging door lends stylish access to the ensuite bathroom that is a sanctuary unto itself. It features a large soaker tub, perfect for unwinding after a long day (with water from a new high end water softener!), and a huge walk-in glass shower, dual sinks, custom lighting, all offering a luxurious spa-like experience. Venture downstairs to discover a large cozy haven with second fireplace, perfect for ambiance and relaxation. A second bedroom awaits along with a lovely 4-piece bath, both with the same luxury finishings. All new windows on the lower level let in an abundance of light and you'll enjoy air-conditioned comfort this summer! With thoughtful design and every single detail upgraded consistently with luxurious amenities throughout and its prime location near Mount Royal University, this custom-renovated villa offers the epitome of sumptuous living. Don't forget to check out the Community Club House.. a wonderful place to meet your neighbours! Don't miss your opportunity to make this your forever home, as it is the only property of its kind now available within Central/SW Calgary.

Built in 1989

Essential Information

MLS® #	A2111161
Price	\$699,000
Sold Price	\$690,000
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,141

Acres	0.00
Year Built	1989
Type	Residential
Sub-Type	Row/Townhouse
Style	Villa
Status	Sold

Community Information

Address	108 Lincoln Manor Sw
Subdivision	Lincoln Park
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3E 7E3

Amenities

Amenities	Clubhouse, Visitor Parking
Parking Spaces	2
Parking	Concrete Driveway, Single Garage Attached

Interior

Interior Features	Breakfast Bar, Central Vacuum, Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, Open Floorplan, Pantry, Quartz Counters, Soaking Tub, Storage, Vaulted Ceiling(s), Vinyl Windows
Appliances	Central Air Conditioner, Dishwasher, Electric Range, Freezer, Garage Control(s), Microwave Hood Fan, Refrigerator, See Remarks, Washer/Dryer Stacked, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Basement, Electric, Living Room
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Garden
Lot Description	Front Yard, Garden, Treed
Roof	Asphalt Shingle

Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	February 29th, 2024
Date Sold	March 8th, 2024
Days on Market	8
Zoning	M-CG d44
HOA Fees	0.00

Listing Details

Listing Office	Century 21 Bamber Realty LTD.
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