

\$575,000 - 119 Nolancrest Common Nw, Calgary

MLS® #A2112055

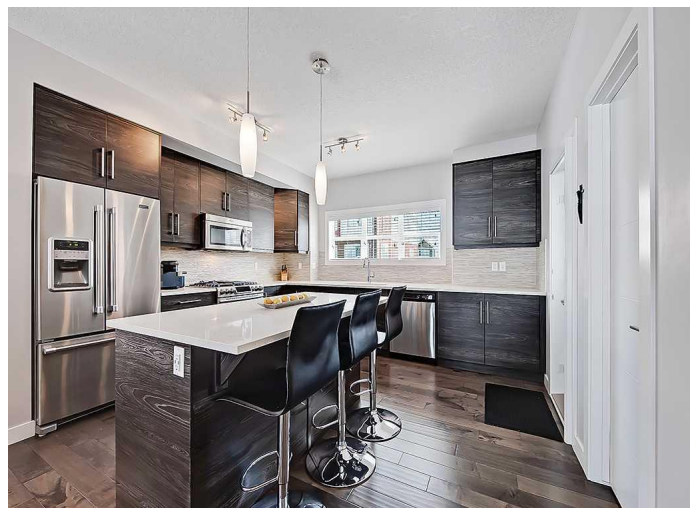
\$575,000

3 Bedroom, 3.00 Bathroom, 1,489 sqft

Residential on 0.00 Acres

Nolan Hill, Calgary, Alberta

Yes, a triple garage does exist in a townhome!!! Welcome to Carnaby Heights, a highly sought after townhome development in the heart of Nolan Hill. This magnificent end unit features 3 bedrooms, 2.5 bathrooms, high-end, upgraded finishes, over 1500 SqFt of finished space, 2 balconies, A/C, TRIPLE garage and loads of storage in the garage and within the home. A spacious and welcoming entrance brings you in. The Main floor showcases a gorgeous kitchen with upgraded stainless appliances, Quartz countertops, loads of cabinetry, walk-in pantry, easy access to a balcony and great natural light from the large windows. The dining area is generous and flows nicely from the kitchen to the living room. The living room is bright and has access to the second main floor balcony that looks to the middle of the complex up the green space to the playground. The living room is anchored by a gas fireplace. This being an end unit there are windows on 3 sides of the main floor flooding it with natural light. Upstairs, the Primary bedroom is large enough to accommodate king sized furniture. All of this is complemented by a walk-in closet, and a gorgeous ensuite with oversized shower, quartz countertops and complementary finishes. On the other side of the top floor are two additional bedrooms, one with custom closet built-ins. These bedrooms share a well-appointed 4-piece bathroom. Completing this floor is a generous laundry room with custom built-ins for additional storage as well



as a healthy linen closet. This home features a rare triple car garage complete with electric heaters. There is also additional storage space in the garage. Entering from the garage is a functional mudroom area and closet. Nolan Hill is a vibrant and family-friendly community nestled in the northwest quadrant of Calgary. Boasting picturesque views of the surrounding landscape and easy access to amenities, Nolan Hill offers residents a balanced lifestyle. Its close proximity to parks, schools, shopping centers, and major transportation routes makes it an ideal choice for those seeking both convenience and tranquility in Calgary's dynamic urban landscape.

Built in 2015

Essential Information

MLS® #	A2112055
Price	\$575,000
Sold Price	\$575,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,489
Acres	0.00
Year Built	2015
Type	Residential
Sub-Type	Row/Townhouse
Style	2 and Half Storey
Status	Sold

Community Information

Address	119 Nolancrest Common Nw
Subdivision	Nolan Hill
City	Calgary
County	Calgary
Province	Alberta

Postal Code T3R 0Y1

Amenities

Amenities Playground, Trash, Visitor Parking

Parking Spaces 3

Parking Triple Garage Attached

Interior

Interior Features Built-in Features, Closet Organizers, No Smoking Home, Open Floorplan, Quartz Counters, Storage, Vinyl Windows, Walk-In Closet(s)

Appliances Dishwasher, Dryer, Gas Range, Microwave Hood Fan, Refrigerator, Washer, Window Coverings

Heating Forced Air

Cooling Central Air

Fireplace Yes

of Fireplaces 1

Fireplaces Gas

Has Basement Yes

Basement Finished, Partial

Exterior

Exterior Features Courtyard, Playground

Lot Description Gentle Sloping, Landscaped

Roof Asphalt Shingle

Construction Vinyl Siding, Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed March 7th, 2024

Date Sold March 18th, 2024

Days on Market 10

Zoning M-1 d100

HOA Fees 80.00

HOA Fees Freq. ANN

Listing Details

Listing Office RE/MAX House of Real Estate

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