

\$475,000 - 9 Tuscany Springs Gardens Nw, Calgary

MLS® #A2114762

\$475,000

3 Bedroom, 2.00 Bathroom, 1,363 sqft

Residential on 0.00 Acres

Tuscany, Calgary, Alberta

Welcome to this meticulously maintained townhome in a fantastic location, with LOW CONDO FEES! This home is located NEXT TO THE TUSCANY C-TRAIN STATION, offering easy access to SAIT, U of C, & the downtown core. Enjoy a QUICK COMMUTE with access to Stoney Trail, Crowchild Trail, & Hwy 1. Situated in a quiet complex in a safe family neighborhood, this property is flooded with natural light & features LAMINATE FLOORING throughout, a LARGE OPEN CONCEPT main floor with spacious powder room, and gorgeous kitchen with bright white cabinets & center island. Step down to the large pantry/storage area, access to the fenced yard, laundry/utility room, & DOUBLE ATTACHED GARAGE. Upstairs you'll find the 4-pce main bath, a cozy den/flex space, and 3 large bedrooms with a walk-in closet in the primary. Recent upgrades include NEW TAPS/FAUCETS in the main bath & kitchen sinks, NEW FRIDGE, STOVE, & MICROWAVE in Aug 2022, NEW FURNACE & HOT WATER TANK in Nov 2023. With over 1,300 square feet of living space, this home is perfect for a first time buyer, a small family, or as an investment property. Don't miss out on this gem!

Built in 2001

Essential Information

MLS® #

A2114762



Price	\$475,000
Sold Price	\$492,000
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,363
Acres	0.00
Year Built	2001
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Sold

Community Information

Address	9 Tuscany Springs Gardens Nw
Subdivision	Tuscany
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3L 2R3

Amenities

Amenities	None
Parking Spaces	4
Parking	Double Garage Attached, Driveway, Guest

Interior

Interior Features	Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	See Remarks

Exterior

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

Additional Information

Date Listed	March 15th, 2024
Date Sold	March 26th, 2024
Days on Market	11
Zoning	M-C1 d100
HOA Fees	0.00

Listing Details

Listing Office	First Place Realty
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