

\$859,900 - 142 Verity Manor Sw, Calgary

MLS® #A2114997

\$859,900

5 Bedroom, 3.00 Bathroom, 2,571 sqft
Residential on 0.08 Acres

N/A, Calgary, Alberta

READY AT THE END OF JULY 2024 -

Nestled within charming Vermillion Hill - this community is built with beautiful elevations looking over the west side and downtown. This stunning 5 bedroom Lincoln model awaits its new owners - boasting a generous 2,569 square feet of living space, a front drive residence that offers an idyllic blend of elegance and comfort, set against the backdrop of a picturesque neighborhood overlooking the city lights of Calgary. This spacious interior welcomes you with thoughtfully designed layout that maximizes space and functionality, ensuring ample room to accommodate your lifestyle and personal preferences. The 9' basement foundation adds potential for additional living space or storage - with the added convenience of a side entry. The heart of the home is the gourmet kitchen, featuring upgraded appliances including a chimney hood fan, cooktop, built-in wall oven, and microwave. Quartz countertops, ample cabinetry, and an island offer both functionality and style.

Relax and unwind in the inviting living spaces, where large windows flood the rooms with natural light, offering serene views of the surrounding landscape. Every moment is enriched by the warmth of this home, enhanced by 8' doors on the main floor.

Retreat to the luxurious master suite, complete with a spacious bedroom, walk-in closet, and a spa-like ensuite bathroom. Pamper yourself in the comfort of your own home, surrounded by



elegant finishes and thoughtful touches.
Experience modern living with the included smart home package, adding convenience and efficiency to your daily routine.
Residents of Vermillion Hill enjoy access to a range of community amenities, including parks, walking trails, and recreational facilities. Take advantage of the vibrant neighborhood atmosphere and make lasting memories with friends and neighbors.

Don't miss your chance to own this exceptional home in Vermillion Hill. Schedule a showing today and experience the epitome of Calgary living in this picturesque community!

Built in 2024

Essential Information

MLS® #	A2114997
Price	\$859,900
Sold Price	\$914,395
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	2,571
Acres	0.08
Year Built	2024
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	142 Verity Manor Sw
Subdivision	N/A
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Y 0S8

Amenities

Amenities	Other
Parking Spaces	4
Parking	Concrete Driveway, Double Garage Attached, Garage Door Opener, Garage Faces Front

Interior

Interior Features	Double Vanity, French Door, High Ceilings, Kitchen Island, Low Flow Plumbing Fixtures, Open Floorplan, Pantry, Master Downstairs, Recessed Lighting, Separate Entrance, Smart Home, Soaking Tub, Stone Counters, Storage, Walk-In Closet(s), Wired for Data
Appliances	Built-In Oven, Built-In Range, Dishwasher, Electric Water Heater, Gas Cooktop, Microwave, Refrigerator
Heating	High Efficiency, Electric, Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	BBQ gas line, Private Entrance, Private Yard
Lot Description	Back Yard, Front Yard, Rectangular Lot, Sloped Up
Roof	Asphalt Shingle
Construction	Composite Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	April 2nd, 2024
Date Sold	April 23rd, 2024
Days on Market	21
Zoning	R-G
HOA Fees	250.00
HOA Fees Freq.	ANN

Listing Details

Listing Office	CIR Realty
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