

# \$349,900 - 115, 2 Hemlock Crescent Sw, Calgary

MLS® #A2115966

**\$349,900**

2 Bedroom, 2.00 Bathroom, 778 sqft

Residential on 0.00 Acres

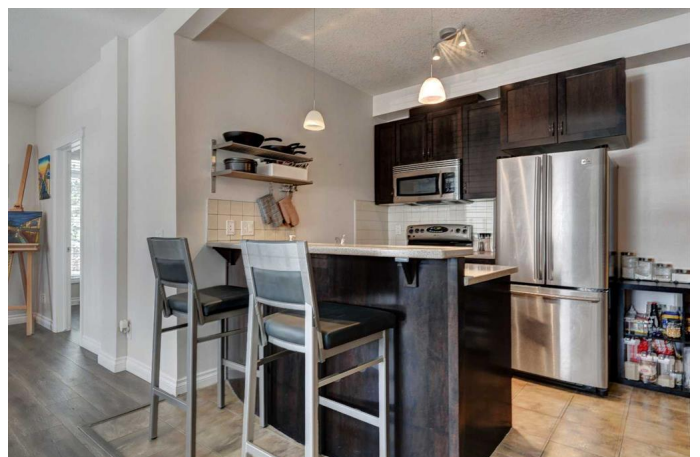
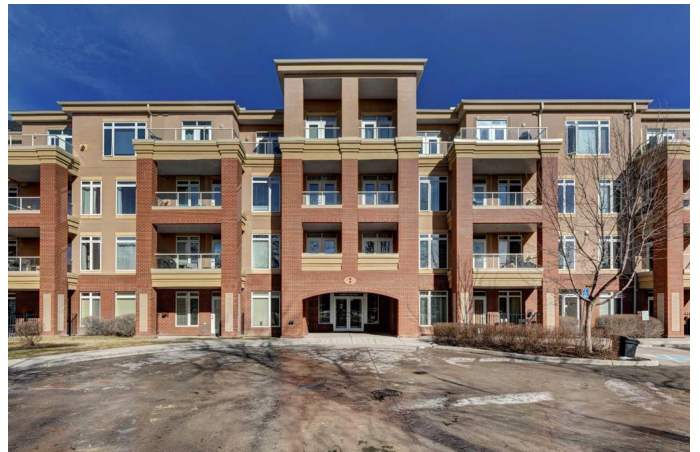
Spruce Cliff, Calgary, Alberta

This spectacular 2 bedroom and 2 bathroom main floor condo with over 778 sq.ft featuring exceptional sprawling living space in the desirable Copperwood complex in Spruce Cliff. You will love the sun-flooded open concept living/dining room with hardwood flooring and a cozy fireplace. Chefs will delight in the well-designed kitchen layout which boasts Corian countertops, abundant cabinets, and a suite of high-end stainless-steel appliances. Large South facing balcony has a gate and convenience of entering/exiting directly into your unit. The Primary bedroom has double closets and a 4 piece ensuite. Another bedroom with a 3 piece bathroom on the opposite side. Stacked In-suite laundry and infloor heating. Heated Underground Titled Parking Spot and Assigned storage locker. This complex offers a fitness facility, visitor parking, car wash & is situated close to parks/playgrounds, pathways, schools, Shaganappi Golf Course, Westbrook Mall & easy access to Bow Trail, Crowchild Trail & 17th Ave.

Built in 2008

## Essential Information

|            |           |
|------------|-----------|
| MLS® #     | A2115966  |
| Price      | \$349,900 |
| Sold Price | \$368,000 |
| Bedrooms   | 2         |



|                |             |
|----------------|-------------|
| Bathrooms      | 2.00        |
| Full Baths     | 2           |
| Square Footage | 778         |
| Acres          | 0.00        |
| Year Built     | 2008        |
| Type           | Residential |
| Sub-Type       | Apartment   |
| Style          | Apartment   |
| Status         | Sold        |

### Community Information

|             |                            |
|-------------|----------------------------|
| Address     | 115, 2 Hemlock Crescent Sw |
| Subdivision | Spruce Cliff               |
| City        | Calgary                    |
| County      | Calgary                    |
| Province    | Alberta                    |
| Postal Code | T3C2Z1                     |

### Amenities

|                |                           |
|----------------|---------------------------|
| Amenities      | Bicycle Storage, Car Wash |
| Parking Spaces | 1                         |
| Parking        | Parkade, Underground      |

### Interior

|                   |                                                                       |
|-------------------|-----------------------------------------------------------------------|
| Interior Features | Breakfast Bar, High Ceilings, No Animal Home, No Smoking Home         |
| Appliances        | Dishwasher, Dryer, Microwave Hood Fan, Refrigerator, Stove(s), Washer |
| Heating           | In Floor                                                              |
| Cooling           | None                                                                  |
| Fireplace         | Yes                                                                   |
| # of Fireplaces   | 1                                                                     |
| Fireplaces        | Gas                                                                   |
| # of Stories      | 4                                                                     |

### Exterior

|                   |                           |
|-------------------|---------------------------|
| Exterior Features | Balcony                   |
| Construction      | Brick, Stucco, Wood Frame |

### Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | March 19th, 2024 |
| Date Sold      | March 28th, 2024 |
| Days on Market | 9                |
| Zoning         | M-C2 d142        |
| HOA Fees       | 0.00             |

**Listing Details**

Listing Office                Sotheby's International Realty Canada

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