

\$455,000 - 1501 Symons Valley Parkway Nw, Calgary

MLS® #A2119121

\$455,000

2 Bedroom, 3.00 Bathroom, 1,357 sqft

Residential on 0.00 Acres

Evanston, Calgary, Alberta

This is an amazing offering in the Arrive at Evanston "BUILT GREEN" complex. This 3 story corner unit has an awesome sense of space and the views are wonderful. . The convenience of the location of this home is unparalleled. If you have little ones, there's a CHILDCARE FACILITY and PLAYGROUND right on-site, and school drop-offs/pick-ups are made simple since K-12 schools are all within 6 mins drive. Groceries are walkable or 2 min drive on the next block east, and there is a myriad of Restaurants, Shopping, Entertainment, and state of the art recreation centre at VIVO (Gym, arenas, fitness centre, pool and more!) all within 6 mins. Easy access to Stoney Tr and Deerfoot and only 5 mins away from the future GREEN LINE LRT station! The unit boast 9' ceilings on the 2nd and 3rd levels. The main level has a single garage and an office or exercise space with closet, 1/2 bath, and has direct access to the street. Because this unit is on a corner there is extra green space to enjoy on the side. The main living area has a kitchen with full extension cabinetry with soft close doors and granite counter tops, the living area facing the back of the unit and the dining area facing the front of the unit. The upper floor has 2 bedrooms and 2 baths. The master has an upgraded shower package and vaulted ceilings and window. The unit is equipped with central air to keep you cool during the summer months. This is a really beautiful unit with so much to offer. This will not last long on the



market so call now. The unit is vacant and ready for its new owner.

Built in 2017

Essential Information

MLS® #	A2119121
Price	\$455,000
Sold Price	\$481,000
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,357
Acres	0.00
Year Built	2017
Type	Residential
Sub-Type	Row/Townhouse
Style	3 Storey
Status	Sold

Community Information

Address	1501 Symons Valley Parkway Nw
Subdivision	Evanston
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3p0r8

Amenities

Amenities	None
Parking Spaces	1
Parking	Single Garage Attached

Interior

Interior Features	Granite Counters, Kitchen Island, Pantry, Vinyl Windows
Appliances	Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer
Heating	Forced Air, Natural Gas

Cooling	Central Air
Basement	None

Exterior

Exterior Features	Barbecue, BBQ gas line, Private Entrance
Lot Description	Corner Lot, Landscaped, Views
Roof	Asphalt Shingle
Construction	Stone, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	April 1st, 2024
Date Sold	April 12th, 2024
Days on Market	9
Zoning	M-X1
HOA Fees	0.00

Listing Details

Listing Office	Real Estate Professionals Inc.
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