

\$399,800 - 2303, 77 Spruce Place Sw, Calgary

MLS® #A2119656

\$399,800

2 Bedroom, 2.00 Bathroom, 816 sqft

Residential on 0.00 Acres

Spruce Cliff, Calgary, Alberta

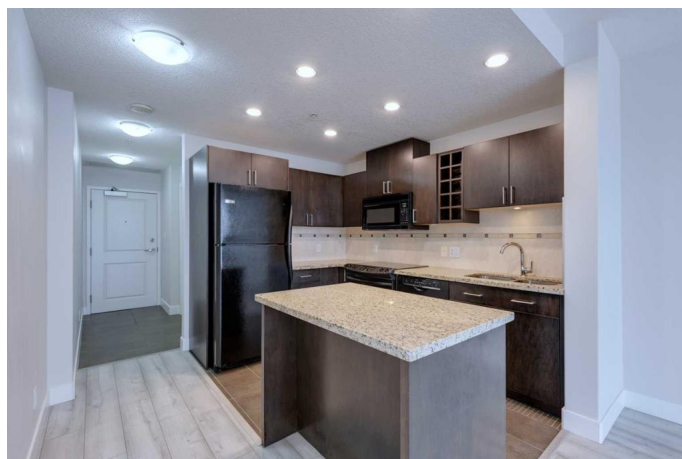
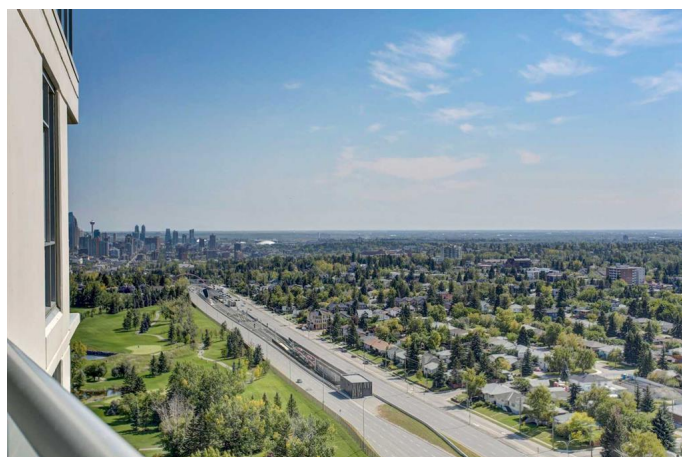
Presenting this bright 2 bed, 2 bath condo with 2 TITLED PARKING STALLS & flexible possession! Perched on the 23rd floor, this gorgeous unit offers stunning south & west mountain views from the dramatic floor to ceiling windows. The foyer greets you with ceramic tile floors & double closet. The kitchen features dark cabinets, granite counters, full tile back splash, under mount lighting, flat cooktop stove & over the range microwave with a terrific eat up central island. Blending into the spacious open living room, there is a corner fireplace & a full width (23ft x 5ft) balcony to enjoy. The bedrooms offer generous space & the main 3pc bath boasts granite & full tile shower surround. The primary features a full 4pc bathroom & generous space & light. Offered in a desirable location steps from LRT transit & shopping, this luxurious condo also benefits from an amazing amenities building with a pool, hot tub, games room & gym. Ideally close to commuter routes, this offers everything for the discerning buyer or investor. 24hr on site security ensures excellent safety and building security. Flexible possession is available. Welcome home!

Built in 2008

Essential Information

MLS® # A2119656

Price \$399,800



| | |
|----------------|----------------|
| Sold Price | \$394,000 |
| Bedrooms | 2 |
| Bathrooms | 2.00 |
| Full Baths | 2 |
| Square Footage | 816 |
| Acres | 0.00 |
| Year Built | 2008 |
| Type | Residential |
| Sub-Type | Apartment |
| Style | High-Rise (5+) |
| Status | Sold |

Community Information

| | |
|-------------|--------------------------|
| Address | 2303, 77 Spruce Place Sw |
| Subdivision | Spruce Cliff |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T3C 3X9 |

Amenities

| | |
|----------------|--|
| Amenities | Fitness Center, Indoor Pool, Visitor Parking |
| Parking Spaces | 2 |
| Parking | Parkade, Secured, Stall, Titled, Underground |

Interior

| | |
|-------------------|--|
| Interior Features | High Ceilings, Kitchen Island |
| Appliances | Dishwasher, Electric Range, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked, Window Coverings |
| Heating | Baseboard |
| Cooling | None |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Gas |
| # of Stories | 25 |

Exterior

| | |
|-------------------|------------------------|
| Exterior Features | Balcony |
| Construction | Concrete, Metal Siding |

Additional Information

| | |
|----------------|-------------------|
| Date Listed | August 12th, 2024 |
| Date Sold | October 4th, 2024 |
| Days on Market | 51 |
| Zoning | DC (pre 1P2007) |
| HOA Fees | 0.00 |

Listing Details

| | |
|----------------|---------------------------------------|
| Listing Office | Sotheby's International Realty Canada |
|----------------|---------------------------------------|

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