

\$549,900 - 303, 3511 14a Street Sw, Calgary

MLS® #A2121392

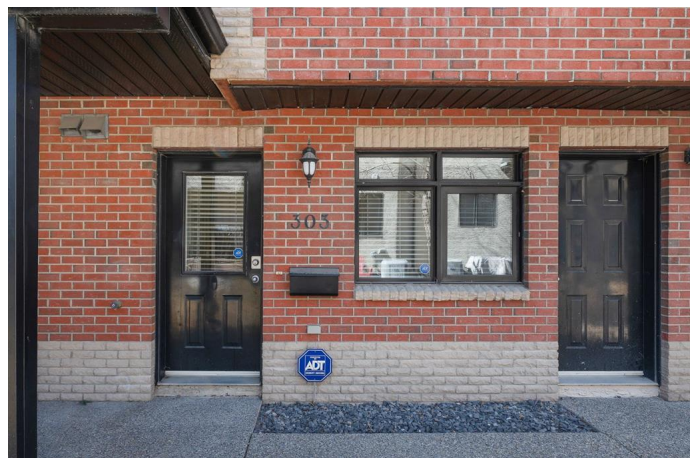
\$549,900

2 Bedroom, 2.00 Bathroom, 1,513 sqft

Residential on 0.00 Acres

Altadore, Calgary, Alberta

Welcome to this sophisticated and stylish 2 bedroom, 1.5 bath townhome nestled in a premier location within the highly desirable community of Altadore! Upon entering, the open main level exudes elegance with its gleaming hardwood floors, lofty ceilings, and classic crown molding. The living room beckons with its cozy feature fireplace, creating an inviting ambiance, while providing seamless access to the balcony equipped with a convenient gas BBQ outlet. A spacious dining area flows effortlessly into the tastefully appointed kitchen, boasting granite countertops, a functional island/eating bar, ample storage including a pantry, under-cabinet lighting, and a sleek stainless steel appliance package, elevating culinary experiences to new heights. Rounding off the main level is a convenient 2-piece powder room, perfect for guests. Ascending to the second level, discover two tranquil bedrooms, one of which features a built-in desk, offering versatility for work or relaxation. A centrally located laundry room adds convenience to everyday living, while the luxurious 4-piece main bath, accessible from both the hallway and the primary bedroom, epitomizes comfort and style. The lower level presents a practical mudroom with direct access to the garage, ensuring effortless organization of daily essentials. Situated within walking distance to the serene River Park and the bustling hub of Marda Loop, and in close proximity to top-notch schools, premier shopping



destinations, public transit, and easy access to downtown via 14th Street, this exceptional townhome offers the epitome of modern urban living.

Built in 1999

Essential Information

MLS® #	A2121392
Price	\$549,900
Sold Price	\$550,000
Bedrooms	2
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,513
Acres	0.00
Year Built	1999
Type	Residential
Sub-Type	Row/Townhouse
Style	3 Storey
Status	Sold

Community Information

Address	303, 3511 14a Street Sw
Subdivision	Altadore
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2T3Y1

Amenities

Amenities	Parking, Snow Removal
Parking Spaces	1
Parking	Single Garage Attached

Interior

Interior Features	Breakfast Bar, Built-in Features, Crown Molding, Granite Counters, High Ceilings, Kitchen Island, Open Floorplan, Pantry, Recessed Lighting,
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	Soaking Tub
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Garburator, Range Hood, Refrigerator, Washer, Window Coverings
Heating	In Floor, Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Basement	None

Exterior

Exterior Features	Balcony, Private Entrance
Lot Description	Back Lane, Low Maintenance Landscape, Many Trees
Roof	Asphalt Shingle
Construction	Brick, Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	April 9th, 2024
Date Sold	April 24th, 2024
Days on Market	15
Zoning	M-C1
HOA Fees	0.00

Listing Details

Listing Office	RE/MAX Real Estate (Central)
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