

\$325,000 - 107, 3375 15 Street Sw, Calgary

MLS® #A2121398

\$325,000

1 Bedroom, 1.00 Bathroom, 535 sqft

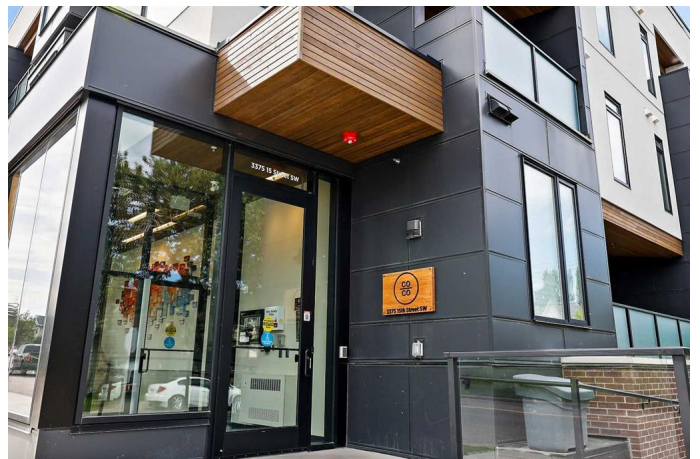
Residential on 0.00 Acres

South Calgary, Calgary, Alberta

Discover the elegance of COCO, a distinctive building marked by its sophisticated architecture, offering an unparalleled urban living experience in the sought-after Marda Loop neighborhood. This air-conditioned, one-bedroom residence boasts durable laminate flooring and soaring 9-foot ceilings that extend across the space. The kitchen, a masterpiece of functionality and style, comes fully equipped with top-of-the-line stainless steel appliances, including a gas convection range and a slide-out range hood. Its full-height cabinetry and expansive quartz island, featuring an extended dining area, set the stage for culinary exploration.

The living area, spacious and bathed in natural light, offers the perfect backdrop for hosting and relaxation, complemented by a generously sized balcony with a gas line, ideal for summertime grilling. The bedroom, a serene retreat, connects to a walk-through closet leading to a 4-piece bathroom adorned with ceramic tiles, quartz countertops, and a tiled tub/shower combination. Additionally, the home includes a full-size Whirlpool washer and dryer, enhancing convenience.

Included is one titled, heated underground parking space (#141). The condominium fees are attractively low, covering not only the wealth of amenities but also heating and water expenses. COCO's distinctive offerings include



guest underground parking, a rentable guest suite, a common flexible space, bike storage, a courtyard, a water bottle filling station, and an indoor dog wash station, underlining its pet-friendly policy (2 pets per unit, subject to board approval). With city transit readily accessible right outside, the dynamic Marda Loop area awaits your exploration, famous for its vibrant food and retail landscape, diverse dining options, cafes, gyms, parks, playgrounds, and much more. Schedule your visit to this exceptional home today!

Built in 2018

Essential Information

MLS® #	A2121398
Price	\$325,000
Sold Price	\$325,000
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	535
Acres	0.00
Year Built	2018
Type	Residential
Sub-Type	Apartment
Style	Apartment
Status	Sold

Community Information

Address	107, 3375 15 Street Sw
Subdivision	South Calgary
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2T 4A2

Amenities

Amenities	Bicycle Storage, Elevator(s), Guest Suite, Other, Secured Parking,
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	Visitor Parking
Parking Spaces	1
Parking	Titled, Underground

Interior

Interior Features	Breakfast Bar, Elevator, Granite Counters, No Animal Home, No Smoking Home, Walk-In Closet(s)
Appliances	Central Air Conditioner, Dishwasher, Dryer, Gas Stove, Microwave, Refrigerator, Washer
Heating	Forced Air, Natural Gas
Cooling	Central Air
# of Stories	4

Exterior

Exterior Features	Balcony, BBQ gas line, Courtyard
Construction	Cedar, Stucco, Wood Frame

Additional Information

Date Listed	April 11th, 2024
Date Sold	April 24th, 2024
Days on Market	13
Zoning	MU-1 f2.55h15
HOA Fees	0.00

Listing Details

Listing Office	eXp Realty
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