

\$450,000 - 44 Scenic Gardens Nw, Calgary

MLS® #A2123437

\$450,000

2 Bedroom, 3.00 Bathroom, 1,426 sqft

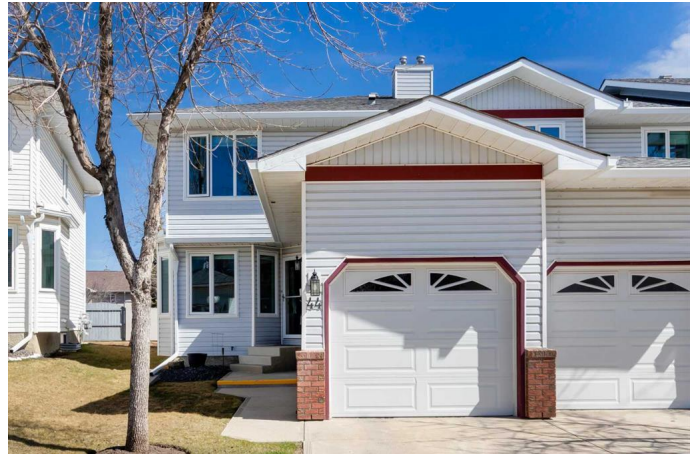
Residential on 0.06 Acres

Scenic Acres, Calgary, Alberta

Just steps away from the LRT station, this fully developed end unit townhome has over 2000 sq ft of total living space that is move in ready. The main floor features a U-shaped kitchen with dining area. There are plenty of newly painted cabinets, laminate countertops and a new stove. Off the kitchen is a convenient 2pc bath. There is a very large livingroom area with a cozy gas fireplace and access from patio doors to a good-sized deck. The upper level has 2 master bedroom each with their own 4pc ensuite. And walk-in closet. There is a flex/office space conveniently located between the 2 bedrooms. A fully developed basement with a large family room with a built-in wall unit, spacious enough for a computer area. The laundry room is located on the basement level and offers plenty of storage. Scenic Gardens is a well run self managed complex. Recent improvements include all windows, newer garage doors and roof shingles throughout the complex. This unit has upgraded Triple pane windows and a new High Efficient Furnace. With access to shopping, schools, playgrounds, and public transportation nearby this property is awaiting a new owner. Book a showing quickly and please get your favorite realtor to review the private remarks.

Built in 1993

Essential Information



MLS® #	A2123437
Price	\$450,000
Sold Price	\$505,000
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,426
Acres	0.06
Year Built	1993
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Sold

Community Information

Address	44 Scenic Gardens Nw
Subdivision	Scenic Acres
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3L 1Y6

Amenities

Amenities	Playground
Parking Spaces	2
Parking	Concrete Driveway, Front Drive, Garage Door Opener, Garage Faces Front, Single Garage Attached

Interior

Interior Features	No Smoking Home, Stone Counters, Vinyl Windows
Appliances	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes

Basement Finished, Full

Exterior

Exterior Features None

Lot Description Back Yard, Cul-De-Sac, Front Yard, Low Maintenance Landscape, Landscaped, Level, Rectangular Lot

Roof Asphalt Shingle

Construction Brick, Vinyl Siding, Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed April 17th, 2024

Date Sold April 23rd, 2024

Days on Market 6

Zoning M-CG d25

HOA Fees 0.00

Listing Details

Listing Office Coldwell Banker Mountain Central

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