

\$324,900 - 3, 104 Village Heights Sw, Calgary

MLS® #A2123828

\$324,900

2 Bedroom, 2.00 Bathroom, 850 sqft

Residential on 0.00 Acres

Patterson, Calgary, Alberta

Welcome to a fantastic 2-bedroom, 2-bathroom condo with impressive upgrades in the sought-after News from Broadcast Hill. Renovated to perfection in 2017, this unit boasts a modern charm that will make you say “œwow” the moment you walk in. As you enter, you're greeted by vinyl plank flooring that flows seamlessly through the unit. You™ll notice upgraded stainless steel appliances and modified cabinetry, along with stylish light fixtures and faucet in the kitchen (and throughout), which opens into a generous living space. The open concept layout is ideal for entertaining, featuring a custom built-in TV/Entertainment unit and clean burning ethanol insert in the fireplace. Large sliding doors lead to a great patio backing on to the complex's green space. Back inside, the dining room can easily double as an additional seating area, creating a versatile space for any occasion. Down the hall, the bedrooms are spacious and feature custom built-ins in the closets for seamless organization. Both bathrooms have been upgraded with custom tile and quartz countertops, plus, the master ensuite shower was extended as part of the renovation, making it larger than others in the building. Parking is a breeze with your heated underground stall, conveniently accessible from the same floor as your unit. Plus, additional outdoor parking spaces are available close by on the street or you can lease surface parking spots from the condo board. The convenience doesn't end there.



The News from Broadcast Hill offers quick access to major roads like Bow Trail, Sarcee, and the newly opened leg of the Stoney Trail ring road. Enjoy a host of amenities nearby, including Signal Hill, Westhills, Aspen and West Springs. And let's not forget about the building's fantastic perks. Access the fitness centre with its indoor pool, gym, and party room. There are also tennis courts! Don't miss out on this exceptional opportunity to own a unit like no other in the complex. For more details, and to see the 360 virtual tour, click the links below.

Built in 1987

Essential Information

MLS® #	A2123828
Price	\$324,900
Sold Price	\$355,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	850
Acres	0.00
Year Built	1987
Type	Residential
Sub-Type	Apartment
Style	Apartment
Status	Sold

Community Information

Address	3, 104 Village Heights Sw
Subdivision	Patterson
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H 2L2

Amenities

Amenities	Fitness Center, Indoor Pool, Party Room
Parking Spaces	1
Parking	Heated Garage, Parkade, Stall, Underground

Interior

Interior Features	Open Floorplan, Breakfast Bar, Chandelier, Granite Counters, Kitchen Island
Appliances	Dishwasher, Microwave Hood Fan, Refrigerator, European Washer/Dryer Combination, Oven
Heating	Natural Gas, Baseboard
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Mixed
# of Stories	2

Exterior

Exterior Features	None
Construction	Wood Frame, Stucco
Foundation	Poured Concrete

Additional Information

Date Listed	April 18th, 2024
Date Sold	May 1st, 2024
Days on Market	13
Zoning	M-C1 d37
HOA Fees	0.00

Listing Details

Listing Office	eXp Realty
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