

\$465,000 - 253 Silverado Common Sw, Calgary

MLS® #A2124403

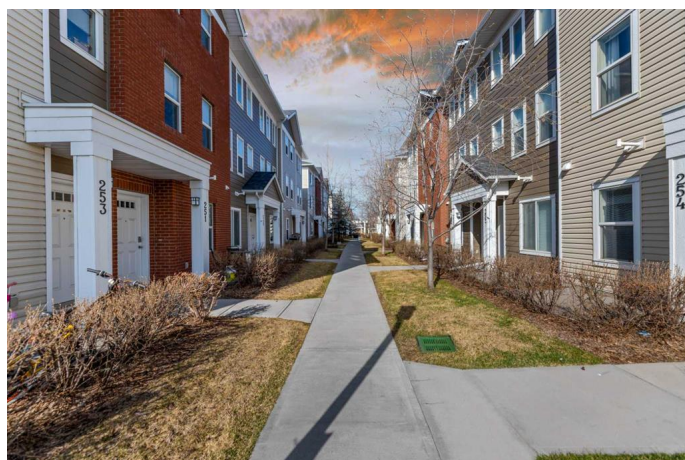
\$465,000

3 Bedroom, 3.00 Bathroom, 1,501 sqft

Residential on 0.03 Acres

Silverado, Calgary, Alberta

Welcome to this incredible large townhouse in a prime location in Silverado, Calgary! This charming end unit townhome boasts a delightful location and features an attached garage with ample parking space for your guests. The versatile main floor den/office is ideal for business owners or working professionals who work from home, and there's a convenient half bath upon entry. The main floor showcases ample natural light through large windows and back door access. Ascending the stairs, you'll discover a spacious dining area leading into a well-appointed kitchen, complete with a sizable island topped with granite counters, stainless steel appliances, and a handy pantry. Step through the patio doors onto the sunny deck, perfect for enjoying outdoor BBQs while taking in the scenic views. This inviting main floor welcomes you with 9ft ceilings, imbuing a modern ambiance throughout. The second level hosts three spacious bedrooms, with the master bedroom featuring its own 4pc ensuite and his and her closets. The two kids' rooms are generously sized and share an additional 4pc washroom, along with a laundry room equipped with closets in each room. Embrace the convenience of direct access to the picturesque green space via a nearby walking path, as well as nearby amenities such as Sobeys, Shoppers, Subway, Dairy Queen, medical clinic, Kumon, Anytime Fitness Gym, BMO bank, and TD Bank. With easy access to Stoney Trail and proximity to transportation



and schools, this move-in-ready home offers a blend of style and comfort for your enjoyment!

Built in 2011

Essential Information

MLS® #	A2124403
Price	\$465,000
Sold Price	\$457,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,501
Acres	0.03
Year Built	2011
Type	Residential
Sub-Type	Row/Townhouse
Style	Side by Side, Townhouse
Status	Sold

Community Information

Address	253 Silverado Common Sw
Subdivision	Silverado
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2X 0S3

Amenities

Amenities	Community Gardens, Other, Visitor Parking
Parking Spaces	1
Parking	Additional Parking, Garage Faces Rear, Single Garage Attached
Waterfront	See Remarks

Interior

Interior Features	Granite Counters, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, See Remarks, Soaking Tub, Vinyl Windows
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Appliances	Built-In Electric Range, Built-In Refrigerator, Dishwasher, Microwave, Microwave Hood Fan
Heating	Electric, Forced Air
Cooling	None
Fireplaces	None, Other
# of Stories	2
Basement	None

Exterior

Exterior Features	Balcony, Other
Lot Description	Corner Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	April 24th, 2024
Date Sold	May 6th, 2024
Days on Market	12
Zoning	DC (pre 1P2007)
HOA Fees	25.00
HOA Fees Freq.	ANN

Listing Details

Listing Office	CIR Realty
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