

# \$475,000 - 303, 35 Inglewood Park Se, Calgary

MLS® #A2126330

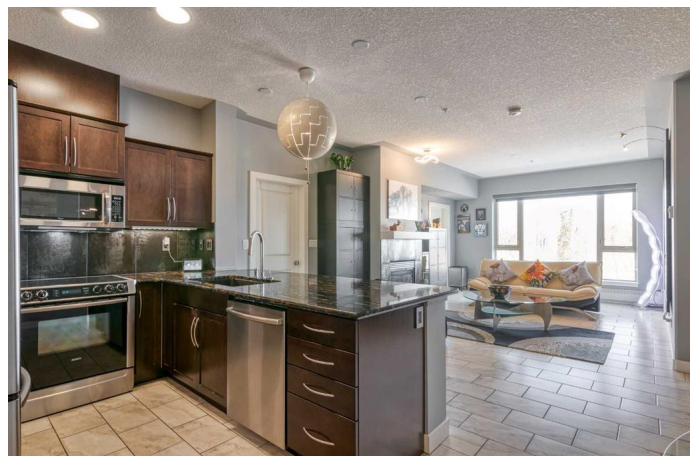
**\$475,000**

2 Bedroom, 2.00 Bathroom, 1,237 sqft

Residential on 0.00 Acres

Inglewood, Calgary, Alberta

Rare find to have your own LARGE private Rooftop Patio space, enjoy the Fireworks, and walk to the River in this 1,237 square foot 2 bedroom Condo. 2 bedrooms, 2 full bathrooms, North-West exposure, and a view of the Pearce Estate Park, THE CITYSCAPE, AND THE MOUNTAINS! You will be impressed by this lovely 2-bedroom condo, a 9-foot ceiling throughout, a Spacious Living Room with a Gas Fireplace, and a Formal Dining Room (currently used as a TV room). Kitchen with Granite Counters, Tile Backsplash, upgraded appliances, and Eating bar counter for casual dining. The highlight of the apartment is the spacious Master Suite, featuring windows that flood the room with natural light with North-West exposure. Two ceiling fans and a comfortable sitting area provide relaxation while offering views of the green space and park. Step out onto your private Patio (25' x 11'), complete with wood decking, a gas hookup, and a shed, perfect for enjoying the Stampede Fireworks. In the Master Suite, indulge in the luxurious 4 pc ensuite, featuring a soaker tub, granite countertops, and a standing shower. The second Bedroom offers a clothes closet, a linen closet, and a large window. A convenient Laundry room with storage space. A 3 pc Bath with granite countertops and a shower with a seat complete the unit. Additional amenities include Air conditioning, 2 Titled Underground Parking Stalls, and 1 Titled Storage space. Steel and concrete frame construction for this



building. It offers a range of facilities, including a theatre, recreation area (with kitchen), steam room, and a concierge on weekdays. Enjoy Inglewood's unique shops and dining scene, alongside Pearce Estates Park and walking paths. Easy access to Deerfoot Trail makes commuting a breeze. Donâ€™t miss this out!

Built in 2009

**Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | A2126330    |
| Price          | \$475,000   |
| Sold Price     | \$485,000   |
| Bedrooms       | 2           |
| Bathrooms      | 2.00        |
| Full Baths     | 2           |
| Square Footage | 1,237       |
| Acres          | 0.00        |
| Year Built     | 2009        |
| Type           | Residential |
| Sub-Type       | Apartment   |
| Style          | Apartment   |
| Status         | Sold        |

**Community Information**

|             |                           |
|-------------|---------------------------|
| Address     | 303, 35 Inglewood Park Se |
| Subdivision | Inglewood                 |
| City        | Calgary                   |
| County      | Calgary                   |
| Province    | Alberta                   |
| Postal Code | T2E 9C7                   |

**Amenities**

|                |                                                 |
|----------------|-------------------------------------------------|
| Amenities      | Bicycle Storage, Park, Parking, Visitor Parking |
| Parking Spaces | 2                                               |
| Parking        | Underground                                     |

**Interior**

|                   |                                                                                               |
|-------------------|-----------------------------------------------------------------------------------------------|
| Interior Features | Breakfast Bar, Ceiling Fan(s), High Ceilings, Open Floorplan, Walk-In Closet(s)               |
| Appliances        | Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings |
| Heating           | Baseboard                                                                                     |
| Cooling           | Central Air                                                                                   |
| Fireplace         | Yes                                                                                           |
| # of Fireplaces   | 1                                                                                             |
| Fireplaces        | Gas, Living Room                                                                              |
| # of Stories      | 6                                                                                             |

## Exterior

|                   |                              |
|-------------------|------------------------------|
| Exterior Features | Balcony, BBQ gas line        |
| Construction      | Brick, Concrete, Metal Frame |

## Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | April 26th, 2024 |
| Date Sold      | May 6th, 2024    |
| Days on Market | 10               |
| Zoning         | DC               |
| HOA Fees       | 0.00             |

## Listing Details

|                |                                            |
|----------------|--------------------------------------------|
| Listing Office | Jessica Chan Real Estate & Management Inc. |
|----------------|--------------------------------------------|

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