

\$399,900 - 8, 122 Village Heights Sw, Calgary

MLS® #A2126802

\$399,900

2 Bedroom, 2.00 Bathroom, 1,051 sqft

Residential on 0.00 Acres

Patterson, Calgary, Alberta

Nestled within one of Calgary's premier condominium complexes, this meticulously upgraded two-bedroom, 1.5 bathroom unit with 2 Underground parking Stalls epitomizes contemporary urban living. From the moment you step inside, you're greeted by a sense of sophistication and style, with over \$20,000 invested in renovations to enhance every corner of this home. The expansive living area features dramatic 17-foot ceilings, creating an inviting atmosphere bathed in natural light, while a wood-burning fireplace offers the perfect spot to unwind and enjoy cozy evenings. Step through the patio doors onto one of the two private decks, each offering panoramic views of downtown Calgary, providing an ideal backdrop for morning coffees or evening gatherings. The sleek and functional kitchen boasts stainless steel appliances, including a brand new refrigerator, making meal preparation a breeze. Upstairs, two spacious bedrooms offer serene retreats with stunning city views, while a full washroom completes the upper level. Residents of this community are treated to an array of amenities, including underground parking for two vehicles, a generously sized secured storage locker, a swimming pool, hot tub, tennis and basketball courts, and a fully equipped gym, ensuring there's something for everyone. With its prime location just 15 minutes from downtown and within walking distance of parks, walking paths, and some of Calgary's most renowned dining destinations,



this condo presents an unparalleled opportunity to embrace the vibrant lifestyle of inner-city living. Whether you're searching for your dream home or a savvy investment property, this unit offers the perfect combination of luxury, convenience, and functionality.

Built in 1987

Essential Information

MLS® #	A2126802
Price	\$399,900
Sold Price	\$400,000
Bedrooms	2
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,051
Acres	0.00
Year Built	1987
Type	Residential
Sub-Type	Apartment
Style	Low-Rise(1-4)
Status	Sold

Community Information

Address	8, 122 Village Heights Sw
Subdivision	Patterson
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H 2L2

Amenities

Amenities	Clubhouse, Community Gardens, Fitness Center, Indoor Pool, Park, Racquet Courts, Secured Parking, Spa/Hot Tub, Storage, Visitor Parking
Parking Spaces	2
Parking	Assigned, Underground

Interior

Interior Features	Granite Counters, No Animal Home, No Smoking Home, Vaulted Ceiling(s)
Appliances	Dishwasher, Electric Range, Garage Control(s), Microwave, Refrigerator, Washer/Dryer Stacked
Heating	Baseboard, Hot Water, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning
# of Stories	4
Basement	None

Exterior

Exterior Features	Balcony, Dog Run, Garden, Playground, Storage
Roof	Tar/Gravel
Construction	Brick, Stucco, Wood Frame

Additional Information

Date Listed	April 27th, 2024
Date Sold	May 15th, 2024
Days on Market	18
Zoning	M-C1 d37
HOA Fees	0.00

Listing Details

Listing Office	Royal LePage Solutions
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