

\$424,500 - 1105, 99 Spruce Place Sw, Calgary

MLS® #A2127352

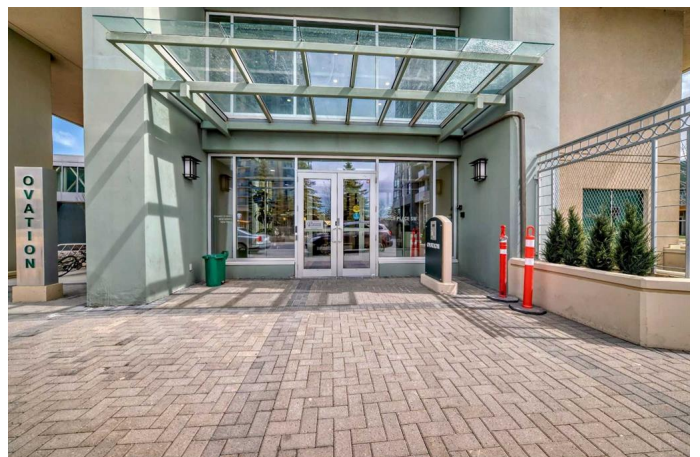
\$424,500

2 Bedroom, 2.00 Bathroom, 950 sqft

Residential on 0.00 Acres

Spruce Cliff, Calgary, Alberta

Rare opportunity to enjoy a luxurious lifestyle in this amenity rich complex featuring an indoor pool, hot tub, fully equipped gym and residents lounge with pool table and breathtaking views. Welcome to Spruce Cliff, an established sought-after community in Calgary's Southwest quadrant where pride of home ownership is evident in this amenity rich community. One lucky family will have an opportunity to call this RENOVATED, spacious, move-in ready 2 bedroom 2 bath condo their home. As you enter into your dream residence featuring brand new luxury vinyl plank flooring and freshly painted in modern colors, you will notice the open concept design perfect for entertaining and get together. Located just west of Calgary's inner city, this home features modern elegance with all the amenities you need. Natural light fills the main living space of this unit thanks to the large wall to wall windows and south west exposure. This spacious unit features two bedrooms, each very spacious with large windows and plenty of closet space. The master suite features an en-suite bathroom for added privacy including a soaker tub perfect for evening relaxation baths and finished with granite counters. The living room equipped with gas fireplace as a focal point and is open to the dining area and kitchen with ample cabinet space, stainless appliances and breakfast bar. This unit features titled underground parking and separate storage. This prime location is a true gem, offering easy



access to pathways for morning runs and evening strolls, a golf course and walking distance to shopping, restaurants and entertainment. If you're ready to upgrade your lifestyle, call your favorite agent right away and book your showing as this unit is truly one to be desired and will not last long.

Built in 2010

Essential Information

MLS® #	A2127352
Price	\$424,500
Sold Price	\$410,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	950
Acres	0.00
Year Built	2010
Type	Residential
Sub-Type	Apartment
Style	Apartment
Status	Sold

Community Information

Address	1105, 99 Spruce Place Sw
Subdivision	Spruce Cliff
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3C 3X7

Amenities

Amenities	Elevator(s), Fitness Center, Game Court Interior, Indoor Pool
Parking Spaces	1
Parking	Parkade

Interior

Interior Features	Granite Counters, Open Floorplan, Pantry, Walk-In Closet(s)
Appliances	Dishwasher, Gas Range, Microwave Hood Fan, Refrigerator, Washer/Dryer
Heating	Baseboard
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
# of Stories	31

Exterior

Exterior Features	Balcony, Other
Construction	Concrete

Additional Information

Date Listed	April 30th, 2024
Date Sold	June 17th, 2024
Days on Market	46
Zoning	DC (pre 1P2007)
HOA Fees	0.00

Listing Details

Listing Office	Power Properties
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