

\$425,000 - 22, 2815 Palliser Drive Sw, Calgary

MLS® #A2129876

\$425,000

3 Bedroom, 2.00 Bathroom, 1,137 sqft

Residential on 0.00 Acres

Oakridge, Calgary, Alberta

Welcome to your inviting retreat at Oak Hampton Court! Nestled in the sought-after Oakridge neighborhood, this end-unit condo boasts a serene ambiance and convenient living.

Enjoy the benefits of low condo fees and a meticulously maintained complex. Step into this charming residence featuring 3 bedrooms and 1.5 baths, offering ample space for comfortable living.

Start your day in the east-facing kitchen, basking in the morning sun as you prepare your favorite meals. Equipped with modern appliances including a fridge, stove, dishwasher, and overhead microwave, along with upgraded countertops and backsplash, this kitchen is both functional and stylish.

The open-concept dining and living areas, adorned with hardwood flooring, create an inviting space for relaxation and entertainment. Step outside to your private, fenced backyard oasis, complete with a brick patio and flourishing flower garden. Beyond the fence lies direct access to park pathways, offering a seamless blend of indoor and outdoor living.

Convenience is at your fingertips with nearby amenities such as South Glenmore Park, Glenmore Reservoir, bike trails, running trails, Calgary Sailing Club, and canoe access. Plus, indulge in a variety of dining, shopping, and



entertainment options just moments away.

This pet-friendly community welcomes furry companions with approval, and with no age restrictions, it's perfect for all stages of life. Experience the tranquility of a quiet community and the convenience of one of Calgary's best schools nearby.

Don't miss out on the opportunity to call this simply cozy haven your new home. Schedule a viewing today and discover the epitome of comfortable living in Oakridge.

Built in 1970

Essential Information

MLS® #	A2129876
Price	\$425,000
Sold Price	\$468,000
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,137
Acres	0.00
Year Built	1970
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey, Side by Side
Status	Sold

Community Information

Address	22, 2815 Palliser Drive Sw
Subdivision	Oakridge
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2V 3S8

Amenities

Amenities	None
Parking Spaces	1
Parking	Assigned, Stall

Interior

Interior Features	Ceiling Fan(s), Granite Counters, Vinyl Windows
Appliances	Dishwasher, Microwave, Refrigerator, Stove(s), Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior Features	Garden, Private Yard
Lot Description	See Remarks
Roof	Asphalt Shingle
Construction	Mixed
Foundation	Poured Concrete

Additional Information

Date Listed	May 9th, 2024
Date Sold	May 21st, 2024
Days on Market	12
Zoning	M-CG d44
HOA Fees	0.00

Listing Details

Listing Office	The Real Estate District
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