

\$1,049,000 - 32, 1901 Varsity Estates Drive Nw, Calgary

MLS® #A2129889

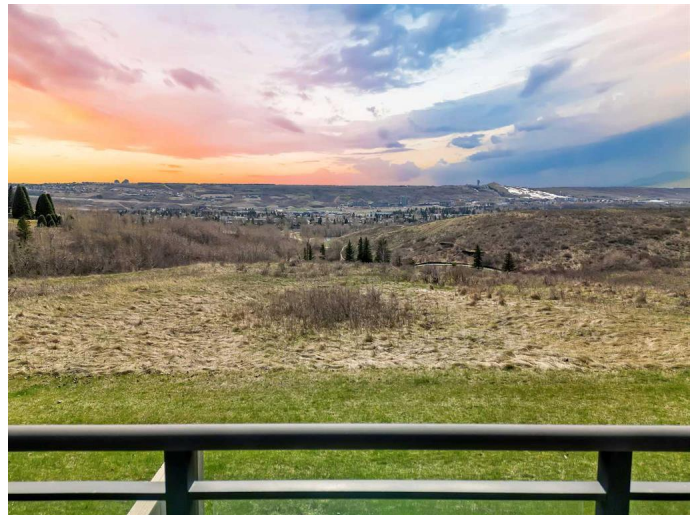
\$1,049,000

2 Bedroom, 2.00 Bathroom, 1,514 sqft

Residential on 0.00 Acres

Varsity, Calgary, Alberta

Welcome to your exclusive retreat nestled in one of the most coveted locations, where every glance from your windows frames a million-dollar vista. Behold this exquisite Bungalow, where luxury meets panoramic perfection. Step inside to discover a meticulously updated kitchen, the heart of this residence, where culinary dreams come to life against a backdrop of unparalleled views. Whether you're a gourmet chef or an amateur enthusiast, this space is designed to inspire culinary creativity. As you explore further, you'll find the allure of possibility awaiting in the undeveloped basement, offering endless potential to tailor additional living space to your desires. Convenience is key with main floor laundry, ensuring that daily tasks are effortlessly managed. Indulge in the serenity of the large primary suite, a private sanctuary where relaxation reigns supreme. Pamper yourself in the spacious ensuite adorned with a luxurious soaker tub, providing the perfect respite after a long day. And with a walk-in closet, your wardrobe finds its perfect home, ensuring that organization meets elegance in this sanctuary of comfort. Beyond the confines of your lavish abode, convenience intertwines with luxury. Indulge in the proximity to premier shopping destinations, ensuring that every retail desire is effortlessly fulfilled. For those with a penchant for education, rest assured knowing that esteemed schools are within reach, providing the perfect environment for scholarly growth. Commute with ease, as this



residence offers seamless access in and out of the city, ensuring that urban exploration and Rocky Mountain adventures are equally within reach. Yet, despite its accessibility, this home remains a serene sanctuary, offering respite from the hustle and bustle of city life. But perhaps the most enchanting feature of this abode is its rarity. Homes of this caliber, with such captivating allure, seldom grace the market. Seize this unparalleled opportunity to claim a piece of luxury living that is truly one of a kind.

For the discerning traveler, this residence is the epitome of perfection. With abundant natural parks just moments away, every day invites exploration and adventure. Immerse yourself in the beauty of your surroundings as you embark on leisurely strolls through pristine landscapes, letting nature's tranquility wash over you.

In summary, this luxury house transcends mere accommodation; it embodies a lifestyle of refinement, convenience, and adventure. Don't miss your chance to make it yours and embark on a journey of unparalleled luxury and discovery.

Built in 1977

Essential Information

MLS® #	A2129889
Price	\$1,049,000
Sold Price	\$1,000,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,514
Acres	0.00
Year Built	1977

Type	Residential
Sub-Type	Row/Townhouse
Style	Bungalow
Status	Sold

Community Information

Address	32, 1901 Varsity Estates Drive Nw
Subdivision	Varsity
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3B 3Y7

Amenities

Amenities	Fitness Center, Game Court Interior, Indoor Pool, Park, Pool, Recreation Facilities, Recreation Room, Snow Removal, Trash
Parking Spaces	5
Parking	Concrete Driveway, Double Garage Attached, Driveway, Front Drive, Garage Door Opener, Garage Faces Front, Heated Garage, Oversized

Interior

Interior Features	Bathroom Rough-in, Closet Organizers, Double Vanity, High Ceilings, Jetted Tub, No Animal Home, No Smoking Home, Open Floorplan, Recreation Facilities, Separate Entrance, Storage, Vaulted Ceiling(s), Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Fireplace(s), Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room, Masonry, Stone, Wood Burning
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	Balcony, Private Entrance
Lot Description	Backs on to Park/Green Space, Conservation, Creek/River/Stream/Pond, Environmental Reserve, No Neighbours Behind, Many Trees, Meadow, Native Plants, On Golf Course, Rolling

	Slope, Views
Roof	Rubber
Construction	Cedar, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	May 10th, 2024
Date Sold	July 12th, 2024
Days on Market	63
Zoning	M-CG d19
HOA Fees	0.00

Listing Details

Listing Office	Century 21 Bamber Realty LTD.
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