

\$515,000 - 7 West Coach Manor Sw, Calgary

MLS® #A2129977

\$515,000

3 Bedroom, 4.00 Bathroom, 1,263 sqft
Residential on 0.22 Acres

West Springs, Calgary, Alberta

Don't let this opportunity slip by! Welcome to this highly sought-after END UNIT 2-storey former show home, nestled in the prestigious West Springs community. Conveniently located near schools, parks, shopping centers, and recreational facilities, this fully finished 3-bedroom, 4-bathroom gem exudes modern design, a spacious layout, premium finishes, a backyard deck, and an attached garage. Renowned for its safety, meticulously maintained surroundings, and vibrant community spirit, the neighborhood enhances the appeal of this residence. With its prime location, captivating features, and community charm, this property caters to the preferences of all buyers. Step outside to bask in the sun on your expansive deck and partially fenced yard. Plus, enjoy the added convenience of low condo fees covering all exterior maintenance! With a single attached garage and additional street parking nearby, parking is a breeze. Excellent schools, both private and public, are just a stone's throw away. You'll love the convenience of being within walking distance to the vibrant shopping, dining, and café scene on 85 St SW. And for outdoor enthusiasts, easy access to the mountains, Canada Olympic Park, biking, and walking trails awaits,... Schedule your viewing today! OPEN HOUSE on SATURDAY May 11th from 1 pm to 3 pm.

Built in 2013



Essential Information

MLS® #	A2129977
Price	\$515,000
Sold Price	\$535,000
Bedrooms	3
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,263
Acres	0.22
Year Built	2013
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Sold

Community Information

Address	7 West Coach Manor Sw
Subdivision	West Springs
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H 1R7

Amenities

Amenities	Snow Removal, Trash, Visitor Parking
Parking Spaces	1
Parking	Single Garage Attached

Interior

Interior Features	Breakfast Bar, Granite Counters, Kitchen Island, No Animal Home, No Smoking Home
Appliances	Dishwasher, Electric Range, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Garden, Private Entrance
Lot Description	Back Yard, Front Yard, Lawn, Garden, Landscaped, Level
Roof	Asphalt Shingle
Construction	Composite Siding, Stone, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	May 10th, 2024
Date Sold	May 13th, 2024
Days on Market	3
Zoning	DC
HOA Fees	0.00

Listing Details

Listing Office	Engel & Volkers Calgary
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