

\$629,900 - -, 1205 Lake Fraser Green Se, Calgary

MLS® #A2132504

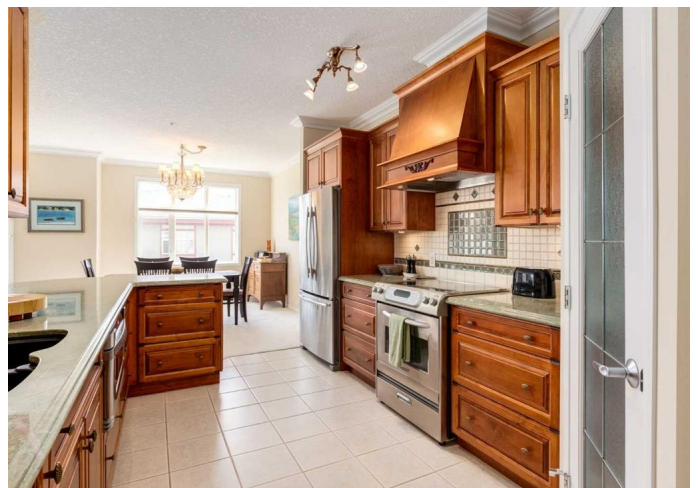
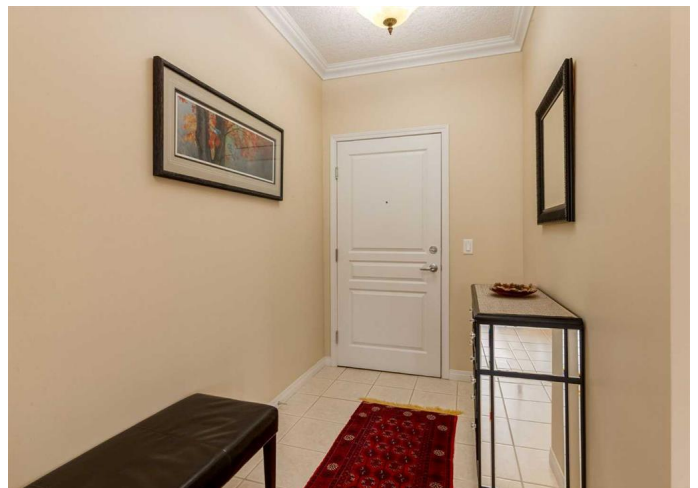
\$629,900

2 Bedroom, 2.00 Bathroom, 1,503 sqft

Residential on 0.00 Acres

Lake Bonavista, Calgary, Alberta

Immaculate 2 bedroom, 2 bathroom, end unit promoting a convenient, low-maintenance lifestyle with 2 underground parking stalls! This friendly, well-run and amenity-rich complex has it all including a fantastic clubhouse to visit with neighbours or host guests. A gated entrance and secure underground parking provide extra peace of mind. The sophisticated open concept design is bathed in natural light with numerous windows that only an end unit provides. Show off your culinary prowess in the timeless kitchen boasting stainless steel appliances, quartz countertops, hand-crafted cabinetry and a peninsula island to gather around. Relaxation is invited in the bright living room in front of the fireplace flanked by windows. Adjacent to the dining room features clear sightlines throughout, perfect for entertaining. Overlooking the courtyard, the covered balcony entices peaceful morning coffees, evenings barbequing with friends and lazy weekends soaking up the sun. Retreat at the end of the day to the calming primary oasis where walk-through double closets lead to your private 4-piece ensuite, no need to share! The second bedroom is spacious for guests or a home office and is serviced by another full bathroom room. In-suite laundry and 2 title parking stalls in the heated underground parkade add to your comfort and convenience. The building amenities are seemingly endless including a modern and inviting foyer with 2 elevators, a car wash, a workshop, visitor parking, a well-equipped fitness room, a



theatre room, an entertainment area with a pool table, a library, a full kitchen and a private dining room, an outdoor patio with barbeque, guest suite and much more! This phenomenal location is just steps to Avenida shopping and restaurants, transit, the Trico Centre, Southcentre Mall and tranquil Fish Creek Park! Truly an exceptional home within a much sought after neighbourhood!

Built in 2003

Essential Information

MLS® #	A2132504
Price	\$629,900
Sold Price	\$630,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,503
Acres	0.00
Year Built	2003
Type	Residential
Sub-Type	Apartment
Style	Apartment
Status	Sold

Community Information

Address	-, 1205 Lake Fraser Green Se
Subdivision	Lake Bonavista
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2J 7H6

Amenities

Amenities	Car Wash, Clubhouse, Elevator(s), Guest Suite, Party Room, Secured Parking, Workshop
Parking Spaces	2

Parking	Heated Garage, Parkade, Underground
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Interior

Interior Features	Breakfast Bar, Built-in Features, Chandelier, Open Floorplan, Pantry, Quartz Counters, Soaking Tub, Storage
Appliances	Dishwasher, Dryer, Electric Stove, Microwave, Range Hood, Refrigerator, Washer, Window Coverings
Heating	In Floor, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room, Mantle
# of Stories	4

Exterior

Exterior Features	Barbecue, Courtyard
Roof	Asphalt Shingle
Construction	Stone, Stucco, Wood Frame, Wood Siding
Foundation	Poured Concrete

Additional Information

Date Listed	May 16th, 2024
Date Sold	May 30th, 2024
Days on Market	14
Zoning	M-C1 d78
HOA Fees	0.00

Listing Details

Listing Office	eXp Realty
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