

\$629,990 - 201 Ambleton Drive Nw, Calgary

MLS® #A2132977

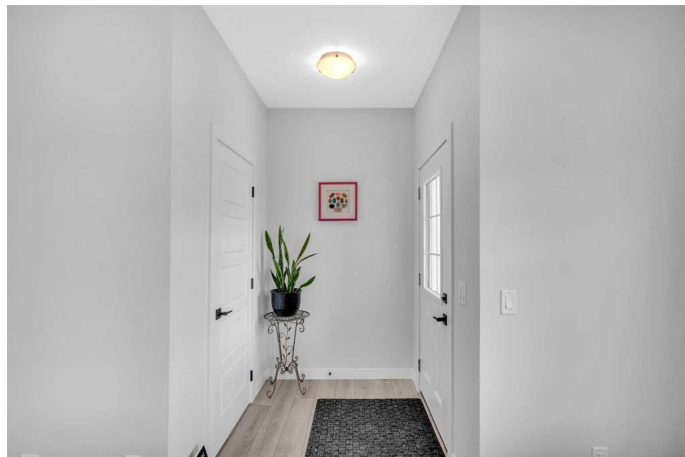
\$629,990

3 Bedroom, 3.00 Bathroom, 1,799 sqft

Residential on 0.06 Acres

N/A, Calgary, Alberta

1799 SQFT SEMI-DETACHED 2023 BUILT FULLY UPGRADED. Welcome to your new home in the desirable Ambleton community in Northwest Calgary! This 2023-built semi-detached duplex offers 1799 square feet of comfortable living space, just a couple of minutes' drive from all the amenities in Carrington. The home features a beautiful stone exterior and a side entrance to the basement, which includes one window and plumbing rough-ins for future development. Inside, the open floor plan showcases an upgraded kitchen with a stylish chimney hood, gas stove, granite countertops, ceiling-height cabinets, a fridge with a water dispenser, a sink with soap and filtered water dispensers, and a stainless steel appliance package complete with a water filtration system under the sink. The main floor also boasts upgraded lighting fixtures and modern black faucets. Upstairs, the spacious master bedroom features a luxurious ensuite with double sinks, countertop counters with undermount sinks, and elegant tile around the tub. Two additional bedrooms, upstairs laundry, and easy-to-clean vinyl flooring complete the upper floor. Additional features include ample storage space, a large pantry in the kitchen, a new washer and dryer, and cordless window blinds for child safety. The huge basement is ready for you to finish as you desire, offering the potential for a separate living space. Outside, enjoy the tranquility of the quiet setting, with a big deck already developed for your enjoyment



and space for a two-car garage at the back.
Despite the peaceful surroundings, you're still close to schools, parks, and everything you need. Come take a look at your new home in Ambleton today!

Built in 2023

Essential Information

MLS® #	A2132977
Price	\$629,990
Sold Price	\$620,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,799
Acres	0.06
Year Built	2023
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Sold

Community Information

Address	201 Ambleton Drive Nw
Subdivision	N/A
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3P 1W7

Amenities

Amenities	None
Parking Spaces	2
Parking	Carport, Off Street, Parking Pad

Interior

Interior Features	Pantry, Walk-In Closet(s)
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Appliances	Dishwasher, Dryer, Gas Stove, Microwave, Range Hood, Refrigerator, Washer, Water Purifier, Window Coverings
Heating	High Efficiency
Cooling	None
Has Basement	Yes
Basement	Separate/Exterior Entry, Full

Exterior

Exterior Features	None
Lot Description	Back Lane, Back Yard, Interior Lot, Rectangular Lot
Roof	Asphalt Shingle
Construction	Concrete, Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	May 16th, 2024
Date Sold	May 26th, 2024
Days on Market	10
Zoning	R-Gm
HOA Fees	262.50
HOA Fees Freq.	ANN

Listing Details

Listing Office	eXp Realty
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