

\$450,000 - 1004, 428 Nolan Hill Drive Nw, Calgary

MLS® #A2134539

\$450,000

2 Bedroom, 3.00 Bathroom, 1,335 sqft

Residential on 0.00 Acres

Nolan Hill, Calgary, Alberta

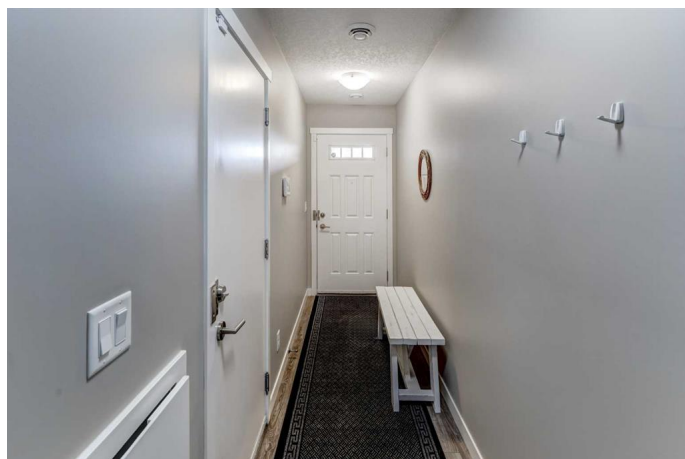
Welcome to your stunning 2 bedroom, 2.5 bath townhome in the fabulous community of Nolan Hill. This well cared for home features 9 foot ceilings on the main level, an open concept living area, and is air conditioned for your summertime comfort. The spacious kitchen boasts a center island, quartz countertops, stainless steel appliance package with gas stove, elegant tile backsplash, and full height cabinetry. Not just filler full height, but an upper row of useable cabinets. A bright and cheery living area with access to the large outdoor balcony to enjoy your view of the green space located directly across from this unit. The upper floor primary suite offers a walk through closet, 4 piece luxurious ensuite and access to the private upper balcony. The second bedroom offers dual closets and a private 4 piece bath. Both upper bathrooms have under cabinet extra storage drawers added. Functional parking with a single attached garage, room on the apron for a 2nd vehicle, and visitor parking withing sight. A great location with easy access to shopping, pathways, parks, major roadways, and the many local shops and amenities withinn the community. Book your private showing and picture your new life in Nolan Hills.

Built in 2015

Essential Information

MLS® #

A2134539



Price	\$450,000
Sold Price	\$470,000
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,335
Acres	0.00
Year Built	2015
Type	Residential
Sub-Type	Row/Townhouse
Style	3 Storey
Status	Sold

Community Information

Address	1004, 428 Nolan Hill Drive Nw
Subdivision	Nolan Hill
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3R 0V4

Amenities

Amenities	Visitor Parking
Parking Spaces	2
Parking	Single Garage Attached

Interior

Interior Features	Kitchen Island, Open Floorplan, Quartz Counters, See Remarks
Appliances	Dishwasher, Dryer, Gas Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	Central Air
Basement	None

Exterior

Exterior Features	Balcony, Private Entrance
Lot Description	Interior Lot, Landscaped
Roof	Asphalt Shingle

Construction	Cement Fiber Board, Composite Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	May 23rd, 2024
Date Sold	May 27th, 2024
Days on Market	4
Zoning	M-1 d100
HOA Fees	78.75
HOA Fees Freq.	ANN

Listing Details

Listing Office	CIR Realty
----------------	------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.