

\$574,900 - 30 Scotia Landing Nw, Calgary

MLS® #A2136014

\$574,900

3 Bedroom, 3.00 Bathroom, 1,349 sqft
Residential on 0.10 Acres

Scenic Acres, Calgary, Alberta

Welcome to this beautifully maintained 2-bedroom bungalow villa in the highly sought-after Scenic Acres community. Spanning over 2,000 sq ft of living space this home offers a perfect blend of comfort and style with numerous updates and features throughout.

Step into a bright, open layout filled with natural light, highlighted by vaulted ceilings, elegant hardwood flooring, and a cozy gas fireplace that warms both the living and dining areas. The spacious kitchen boasts newer appliances, granite countertops, a sit-up island, and a patio door leading to a deck with a BBQ hookup—ideal for entertaining. The primary bedroom is a true retreat with a walk-in closet and a luxurious 4-piece ensuite. A generously sized guest room, a full bath, and convenient main-level laundry complete the main floor, providing everything you need on one level.

The recently finished lower level offers even more living space, featuring an oversized family room, an additional bedroom, and a full bathroom with a sauna—perfect for relaxation. The attached double garage is insulated and drywalled, adding practicality and convenience. Situated in a quiet cul-de-sac, this home is just moments away from the shops, restaurants, theatre, and professional services at Crowfoot Centre. Enjoy the benefits of low condo fees, maintenance-free living, and a pet-friendly environment.



Experience unparalleled comfort and convenience in this stunning bungalow villa—ready for you to move in!

Built in 1999

Essential Information

MLS® #	A2136014
Price	\$574,900
Sold Price	\$590,000
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,349
Acres	0.10
Year Built	1999
Type	Residential
Sub-Type	Semi Detached
Style	Bungalow, Side by Side
Status	Sold

Community Information

Address	30 Scotia Landing Nw
Subdivision	Scenic Acres
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3L 2K2

Amenities

Amenities	Park, Snow Removal, Visitor Parking
Parking Spaces	4
Parking	Double Garage Attached, Insulated

Interior

Interior Features	Breakfast Bar, Ceiling Fan(s), High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave, Refrigerator, Washer, Window Coverings

Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Dining Room, Gas, Living Room, Mantle, Three-Sided
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Courtyard, Playground
Lot Description	Back Yard, Backs on to Park/Green Space, Cul-De-Sac, Landscaped
Roof	Asphalt Shingle
Construction	Brick, Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	June 1st, 2024
Date Sold	June 3rd, 2024
Days on Market	2
Zoning	R-C2
HOA Fees	0.00

Listing Details

Listing Office	First Place Realty
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