

\$319,800 - 11, 131 Templehill Drive Ne, Calgary

MLS® #A2136549

\$319,800

3 Bedroom, 1.00 Bathroom, 1,109 sqft

Residential on 0.12 Acres

Temple, Calgary, Alberta

Beautifully Located Tuscany Park Townhouse. Inside the house, The living area giving tons of light through the sliding glass doors. The open concept space flows into a dining room, which is connected to the kitchen with a convenient diner window. The kitchen itself offers tons of pantry storage and generous counterspace, perfect for prepping meals for the family.

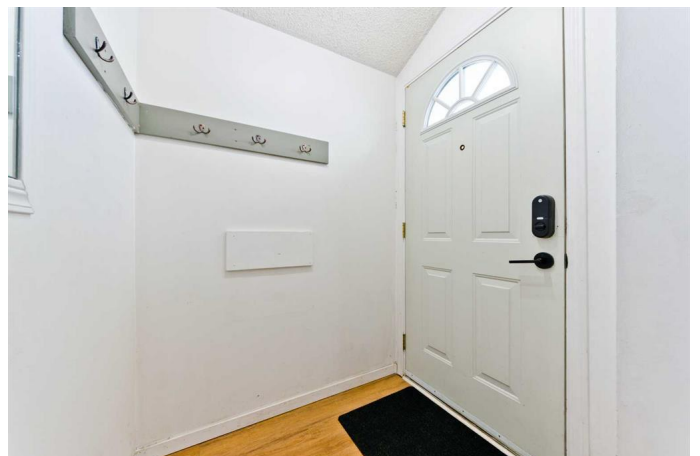
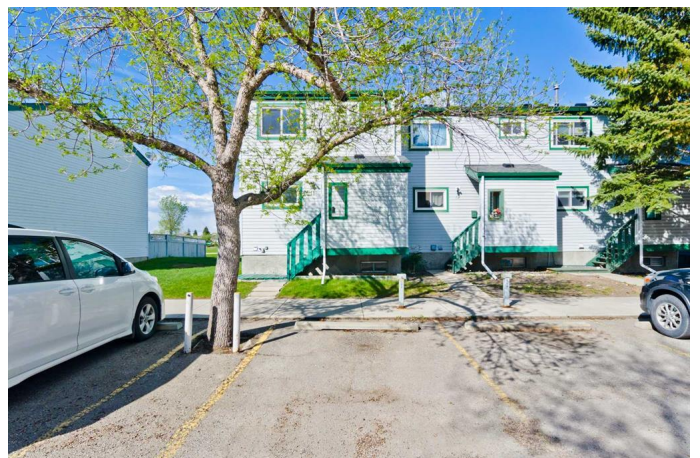
****Upstairs, a primary bedroom includes two closets, and both secondary bedrooms are sizable as well. The bathroom is a four-piece.

The partially finished basement with living room is perfect for a home gym as is, or you could finish it into your dream lower level “

***Outside, this end unit has a large private yard with a deck, very convenient assigned parking stall #506 is in front of the unit, Visitor Parking and Street Parking. In just steps, enjoy area playgrounds and the Community association, which offers year-round sports and recreation options as well as classes and events for all ages. There is just so much room for the family to run and play. Area pathways connect to three schools, making it easy to walk the kids. Bus stops are also within a block. Just down the road, Temple Crossing provides a range of shops and services, restaurants and amenities as well as Sunridge Mall. Surrounded by Greenery, walking Trails, bike paths, Hockey/Skating Rink

Built in 1979

Essential Information



MLS® #	A2136549
Price	\$319,800
Sold Price	\$319,800
Bedrooms	3
Bathrooms	1.00
Full Baths	1
Square Footage	1,109
Acres	0.12
Year Built	1979
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Sold

Community Information

Address	11, 131 Templehill Drive Ne
Subdivision	Temple
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T1Y 4T1

Amenities

Amenities	Visitor Parking
Parking Spaces	1
Parking	Assigned, Stall

Interior

Interior Features	No Animal Home, No Smoking Home
Appliances	Dishwasher, Electric Stove, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior Features	Private Entrance, Private Yard
Lot Description	Back Yard, Backs on to Park/Green Space, No Neighbours Behind,

	Landscaped, Street Lighting
Roof	Asphalt
Construction	Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	May 30th, 2024
Date Sold	June 6th, 2024
Days on Market	7
Zoning	M-C1 d75
HOA Fees	0.00

Listing Details

Listing Office	RE/MAX House of Real Estate
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