

\$369,900 - 3603, 24 Hemlock Crescent Sw, Calgary

MLS® #A2137743

\$369,900

1 Bedroom, 1.00 Bathroom, 819 sqft

Residential on 0.09 Acres

Spruce Cliff, Calgary, Alberta

Wonderfully located one bed, one bath + den condo in a concrete building steps from Shaganappi Golf Course. This unit has 9' tall ceilings and an open floor plan with some laminate flooring, tiling and carpet. The kitchen is neutral and well laid out featuring STAINLESS STEEL APPLIANCES. In-suite laundry adds to your comfort and convenience. The bathroom has a separate soaker tub and shower. Enjoy the views from the covered balcony. The building's amenities include a well-equipped fitness centre, a party room with a fireplace, guest suites, a workshop, carwash. Close to shopping, C-Train Station and walking paths. This unit is air conditioned(only floors 6-9 in the high rise has this) and comes with two titled parking stalls and a storage locker in a secure heated garage.

Built in 2014

Essential Information

MLS® #	A2137743
Price	\$369,900
Sold Price	\$355,000
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	819
Acres	0.09



Year Built	2014
Type	Residential
Sub-Type	Apartment
Style	Apartment
Status	Sold

Community Information

Address	3603, 24 Hemlock Crescent Sw
Subdivision	Spruce Cliff
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3C 2Z1

Amenities

Amenities	Car Wash, Fitness Center, Guest Suite, Party Room, Recreation Facilities, Secured Parking, Storage, Visitor Parking
Parking Spaces	2
Parking	Parkade, Stall, Underground

Interior

Interior Features	Breakfast Bar, Ceiling Fan(s), Open Floorplan
Appliances	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer
Heating	Baseboard, Hot Water
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
# of Stories	9

Exterior

Exterior Features	Balcony
Roof	Asphalt
Construction	Brick, Concrete, Stucco

Additional Information

Date Listed	June 14th, 2024
Date Sold	July 7th, 2024

Days on Market	22
Zoning	DC (pre 1P2007)
HOA Fees	0.00

Listing Details

Listing Office	Real Broker
----------------	-------------

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.