\$450,000 - 5208, 14 Hemlock Crescent Sw, Calgary

MLS® #A2139083

\$450,000

2 Bedroom, 2.00 Bathroom, 1,072 sqft Residential on 0.00 Acres

Spruce Cliff, Calgary, Alberta

Welcome to this beautifully renovated 2-bedroom, 2-bathroom home nestled in the sought-after community of Spruce Cliff. Upon entering, you'll appreciate the tasteful, modern finishes that grace every corner of this unit.

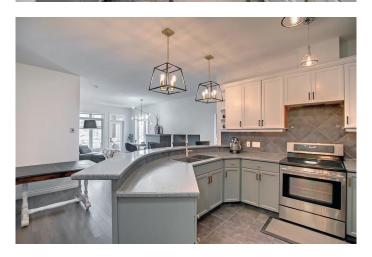
The kitchen is a standout feature, boasting newer stainless steel appliances, abundant storage, cabinet space, and an inviting eat-up bar, perfect for entertaining guests. It seamlessly connects to the dining and living areas, which are bathed in natural light from west-facing windows and offer access to a private balcony. A gas fireplace in the living room adds warmth and charm in winter, complemented by an upgraded AC system for summer comfort.

The layout is thoughtfully designed to ensure privacy between the primary suite and the second bedroom, ideal for families or roommates. The generously sized primary suite includes a walk in closet upgraded with closet organizers and shelving and an ensuite bathroom with a luxurious soaker tub, stand-up shower, and dual sinks. The second bedroom conveniently adjoins the main bath, which can be closed off for added privacy.

The condo apartment features a spacious and functional laundry room with newer full-sized washer and dryer, along with ample in suite storage. Additional conveniences include a built-in desk in the entryway foyer and an







entryway closet. Ownership of this executive property includes an underground TITLED parking stall in the meticulously kept and heated parkade and the added convenience of an assigned secured storage cage on the parkade level as well as a secured bike storage room as well.

Residents of Copperwood II know that it is a safe and well-managed condo corp and enjoy access to a range of amenities, including a car wash bay & guest suite (both exclusive to CW2 owners/residents), access to the large fitness centre, community room, ample visitor parking, and workshop.

Located within walking distance to groceries, shopping, the Calgary public library, C-train and transit stations, and with easy access to downtown, pathways, Shaganappi Golf Course, and more this property offers an unparalleled location with many conveniences.

Don't miss the chance to own a home in this highly desirable community. Schedule your viewing today to experience the best of Spruce Cliff living!

Built in 2004

Essential Information

MLS® # A2139083
Price \$450,000
Sold Price \$450,000

Bedrooms 2
Bathrooms 2.00
Full Baths 2

Square Footage 1,072
Acres 0.00
Year Built 2004

Type Residential

Sub-Type Apartment Style Apartment

Status Sold

Community Information

Address 5208, 14 Hemlock Crescent Sw

Subdivision Spruce Cliff

City Calgary
County Calgary
Province Alberta
Postal Code T3C 2Z1

Amenities

Amenities Bicycle Storage, Car Wash, Clubhouse, Elevator(s), Fitness Center,

Gazebo, Guest Suite, Parking, Party Room, Picnic Area, Secured

Parking, Snow Removal, Storage, Trash, Visitor Parking, Workshop

Parking Spaces 1

Parking Additional Parking, On Street, Other, Stall, Titled

Interior

Interior Features Closet Organizers, Double Vanity, Open Floorplan, See Remarks,

Soaking Tub, Storage, Walk-In Closet(s)

Appliances Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator,

Wall/Window Air Conditioner, Washer, Window Coverings

Heating In Floor, Natural Gas

Cooling Wall Unit(s)

Fireplace Yes

of Fireplaces 1

Fireplaces Family Room, Gas, Mantle, Tile

of Stories 4

Exterior

Exterior Features None

Construction Brick, Stucco, Wood Frame

Additional Information

Date Listed June 18th, 2024
Date Sold June 27th, 2024

9

Days on Market

Zoning M-C2 d129

HOA Fees 0.00

Listing Details

Listing Office CIR Realty

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