

\$598,000 - 15 Somerside Common Sw, Calgary

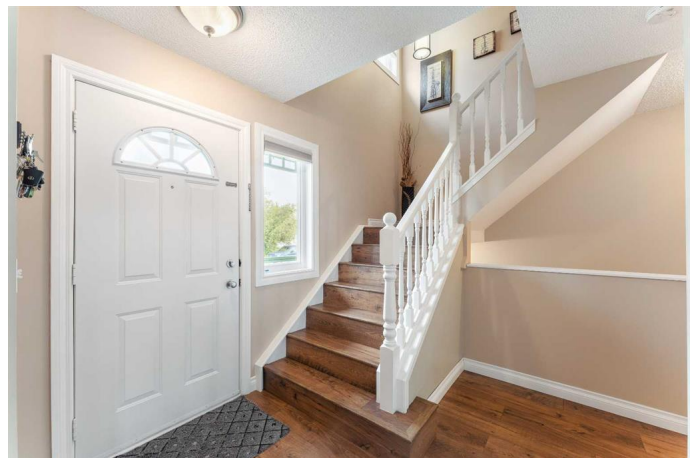
MLS® #A2139965

\$598,000

3 Bedroom, 3.00 Bathroom, 1,312 sqft
Residential on 0.09 Acres

Somerset, Calgary, Alberta

{OPEN HOUSE SATURDAY JUNE 15th 1pm to 3:30pm} Welcome to 15 Somerset Common, where every corner reflects the care and dedication of its owners. This immaculately maintained three bedroom, two and half bathroom residence embodies the essence of pride of ownership, offering a haven of comfort, style, and warmth. From the moment you arrive, it's evident that this home has been cherished and meticulously cared for. A manicured front lawn and well-tended front porch create a welcoming first impression, inviting you to step inside and experience the warmth within. As you enter, you're greeted by a light-filled living space adorned with tasteful decor and thoughtful touches. Gleaming vinyl floors lead you through the inviting layout, while large windows frame picturesque views of your own private oasis. The heart of the home is the spacious living room and kitchen, where the love of cooking and gathering comes to life. Boasting stainless steel appliances, ample counter space, and a breakfast nook offers the perfect spot to enjoy your morning coffee while soaking in views of the beautifully landscaped backyard. The master suite with a generously sized bedroom, walk-in closet, and ensuite 4pc bathroom. Two additional bedrooms provide comfortable accommodations for family members or guests, each thoughtfully appointed with ample closet space and easy access to a full bathroom. Currently the basement serves the family as entertainment



space, home office and has a full size bathroom, there are enough space to be easily converted into a 4th bedroom and remaining space can be tailored to your specific needs. Outside, the pride of ownership extends to the beautifully landscaped backyard, where colourful perennial flowers thrives, a well-maintained lawn, and a charming patio area create the perfect setting for outdoor gatherings and al fresco dining. Located in the lovely sought-after community of Somerset, this home offers not just a place to live, but a community to belong to. With schools, parks, and amenities just moments away, it's a place where families thrive and memories are made. Recent upgrades includes: Interior has been painted with Benjamin Moore, Roof and siding on the back side of the house were replaced in 2022, windows on main floor 2022, new vinyl flooring, fridge, dishwasher, OTR microwave, and the house is equipped with an on demand water heater. If you're seeking a home where pride of ownership shines through in every detail, don't let this opportunity slip away.

Built in 1998

Essential Information

MLS® #	A2139965
Price	\$598,000
Sold Price	\$605,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,312
Acres	0.09
Year Built	1998
Type	Residential
Sub-Type	Detached
Style	2 Storey

Status	Sold
--------	------

Community Information

Address	15 Somerside Common Sw
Subdivision	Somerset
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Y3M9

Amenities

Amenities	Other
Parking Spaces	4
Parking	Double Garage Detached

Interior

Interior Features	No Animal Home, No Smoking Home
Appliances	Dishwasher, Dryer, Electric Range, Microwave Hood Fan, Refrigerator, Washer
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room, Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Garden, Other, Private Yard
Lot Description	Back Lane, Back Yard, City Lot, Fruit Trees/Shrub(s), Front Yard, Garden
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	June 13th, 2024
Date Sold	June 19th, 2024
Days on Market	6

Zoning	R-C1
HOA Fees	73.50
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.