

# \$479,900 - 309, 16 Varsity Estates Circle Nw, Calgary

MLS® #A2140810

**\$479,900**

2 Bedroom, 2.00 Bathroom, 1,058 sqft

Residential on 0.00 Acres

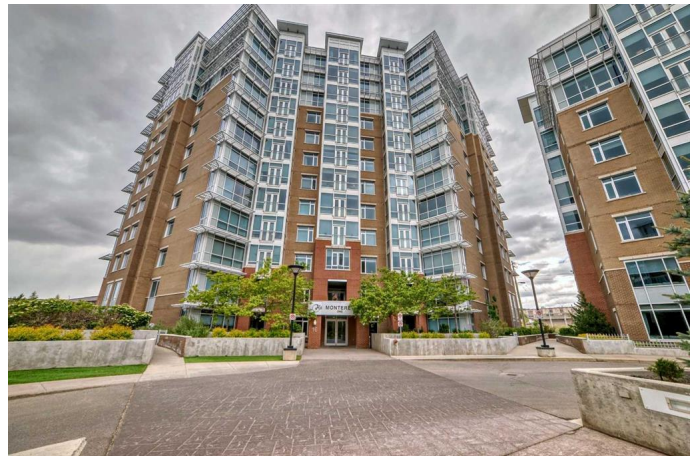
Varsity, Calgary, Alberta

This beautiful 2- bedrooms 2 baths Show Home enjoys fabulous natural light from south facing windows. This unit is in very good condition, offers a pleasing layout with open concept living / dining room and kitchen. Efficient kitchen with Stainless steel appliances , Granite countertops and lots of cabinets. This quiet home has wonderful courtyard views and high 9 foot ceilings, year round Heating or A/C control. The large Master bedroom features a walk in closet and ensuite with 2-sinks, separate shower and Soaker tub. Second bedroom ,3pce bath and Laundry room in the unit. Elevator building, Underground heated parking, and extra storage. Quiet steel and concrete construction. A private Gym on 9th floor and roof top BBQ .Close to LRT, Shopping center, Restaurants, Centrally Located close to U of C and Hospitals. Great Property for Investors or first time home buyer. Please call to book a viewing.

Built in 2014

## Essential Information

|            |           |
|------------|-----------|
| MLS® #     | A2140810  |
| Price      | \$479,900 |
| Sold Price | \$475,000 |
| Bedrooms   | 2         |
| Bathrooms  | 2.00      |
| Full Baths | 2         |



|                |                |
|----------------|----------------|
| Square Footage | 1,058          |
| Acres          | 0.00           |
| Year Built     | 2014           |
| Type           | Residential    |
| Sub-Type       | Apartment      |
| Style          | High-Rise (5+) |
| Status         | Sold           |

### Community Information

|             |                                   |
|-------------|-----------------------------------|
| Address     | 309, 16 Varsity Estates Circle Nw |
| Subdivision | Varsity                           |
| City        | Calgary                           |
| County      | Calgary                           |
| Province    | Alberta                           |
| Postal Code | T3A 2C5                           |

### Amenities

|                |                                                         |
|----------------|---------------------------------------------------------|
| Amenities      | Elevator(s), Fitness Center, Roof Deck, Secured Parking |
| Parking Spaces | 1                                                       |
| Parking        | Stall, Underground                                      |

### Interior

|                   |                                                                                                                        |
|-------------------|------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Elevator, Granite Counters, High Ceilings, No Animal Home, No Smoking Home, Open Floorplan                             |
| Appliances        | Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings |
| Heating           | Boiler                                                                                                                 |
| Cooling           | Central Air                                                                                                            |
| # of Stories      | 12                                                                                                                     |

### Exterior

|                   |                               |
|-------------------|-------------------------------|
| Exterior Features | Storage                       |
| Roof              | Rolled/Hot Mop                |
| Construction      | Brick, Concrete, Metal Siding |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | June 18th, 2024 |
| Date Sold      | June 29th, 2024 |
| Days on Market | 10              |

|                        |                                |
|------------------------|--------------------------------|
| Zoning                 | DC                             |
| HOA Fees               | 0.00                           |
| <b>Listing Details</b> |                                |
| Listing Office         | Real Estate Professionals Inc. |



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