

# \$595,000 - 213 Silverado Way Sw, Calgary

MLS® #A2140811

**\$595,000**

3 Bedroom, 3.00 Bathroom, 1,505 sqft

Residential on 0.08 Acres

Silverado, Calgary, Alberta

Open house Saturday July 27th 11:00 AM - 3:00 PM - Open House Cancelled Property Is Pending

Charming 3-Bedroom Home in Silverado, Calgary

Welcome to your new home in the heart of Silverado, Calgary! This beautiful 1505 square foot, one-owner, 2009 Avi built home home. Offers the perfect blend of comfort and convenience for your family.

## Key Features

3 Bedrooms, 2.5 Bathrooms: Spacious rooms designed for modern living.

This home enjoys Central Air Conditioning! New Shingles in '23, ensuring durability and protection for years to come.

You'll love this oversized double garage. It's a one-of-a-kind steel frame structure, providing ample space, there is also over head storage. This garage is heated insulated and has 220Power.

The spacious deck has a beautiful Gazebo with sliding panes.

Close to Schools and abundant shopping.

This home is just a short walk to the future LRT station.,

Nestled in the serene community of Silverado, this home offers a perfect balance of suburban tranquility and urban accessibility. Donâ€™t



miss the opportunity to make this  
well-maintained property your own!

Built in 2009

### **Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | A2140811    |
| Price          | \$595,000   |
| Sold Price     | \$585,000   |
| Bedrooms       | 3           |
| Bathrooms      | 3.00        |
| Full Baths     | 2           |
| Half Baths     | 1           |
| Square Footage | 1,505       |
| Acres          | 0.08        |
| Year Built     | 2009        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Sold        |

### **Community Information**

|             |                      |
|-------------|----------------------|
| Address     | 213 Silverado Way Sw |
| Subdivision | Silverado            |
| City        | Calgary              |
| County      | Calgary              |
| Province    | Alberta              |
| Postal Code | T2X 0G1              |

### **Amenities**

|                |                        |
|----------------|------------------------|
| Amenities      | None                   |
| Parking Spaces | 2                      |
| Parking        | Double Garage Detached |

### **Interior**

|                   |                                 |
|-------------------|---------------------------------|
| Interior Features | Kitchen Island, No Smoking Home |
|-------------------|---------------------------------|

|                 |                                                                                                            |
|-----------------|------------------------------------------------------------------------------------------------------------|
| Appliances      | Central Air Conditioner, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer/Dryer |
| Heating         | High Efficiency                                                                                            |
| Cooling         | Central Air                                                                                                |
| Fireplace       | Yes                                                                                                        |
| # of Fireplaces | 1                                                                                                          |
| Fireplaces      | Gas                                                                                                        |
| Has Basement    | Yes                                                                                                        |
| Basement        | Full, Unfinished                                                                                           |

## Exterior

|                   |                                               |
|-------------------|-----------------------------------------------|
| Exterior Features | Dog Run                                       |
| Lot Description   | Back Lane, Dog Run Fenced In, Rectangular Lot |
| Roof              | Asphalt Shingle                               |
| Construction      | Vinyl Siding, Wood Frame                      |
| Foundation        | Poured Concrete                               |

## Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | June 17th, 2024  |
| Date Sold      | August 6th, 2024 |
| Days on Market | 50               |
| Zoning         | R-1N             |
| HOA Fees       | 210.00           |
| HOA Fees Freq. | ANN              |

## Listing Details

|                |                                  |
|----------------|----------------------------------|
| Listing Office | Royal LePage Mission Real Estate |
|----------------|----------------------------------|

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