

# \$259,000 - 1316, 315 Southhampton Drive Sw, Calgary

MLS® #A2142419

**\$259,000**

2 Bedroom, 2.00 Bathroom, 987 sqft

Residential on 0.00 Acres

Southwood, Calgary, Alberta

Discover this bright and spacious top floor 2-bedrooms and 2-bathrooms corner unit featuring a unique open concept layout with extra living space, originally a 3-bedroom unit thoughtfully opened up for enhanced functionality. This unit includes 2 assigned parking stalls. Inside, you'll find recently renovated bathrooms, granite counter top in the kitchen and new carpet throughout. Enjoy the convenience of a large patio with additional storage, perfect for outdoor relaxation and organization. The space is versatile, offering options for a den, home office, spacious living room or could be returned to a 3 bedroom suite. Residents also benefit from excellent amenities including a fitness center, basketball and tennis courts, squash court, playground, and common areas. Low condo fees and a well maintained complex makes this an ideal opportunity for comfortable living in a prime location. This inviting unit offers a perfect blend of charm and practicality in a sought-after location. Don't miss out on the opportunity to own this versatile and appealing living space. The unit is vacant for easy showing. The pictures were taking before the new carpet install.

Built in 1976

## Essential Information

MLS® # A2142419

Price \$259,000



|                |               |
|----------------|---------------|
| Sold Price     | \$245,000     |
| Bedrooms       | 2             |
| Bathrooms      | 2.00          |
| Full Baths     | 1             |
| Half Baths     | 1             |
| Square Footage | 987           |
| Acres          | 0.00          |
| Year Built     | 1976          |
| Type           | Residential   |
| Sub-Type       | Apartment     |
| Style          | Low-Rise(1-4) |
| Status         | Sold          |

### Community Information

|             |                                |
|-------------|--------------------------------|
| Address     | 1316, 315 Southampton Drive Sw |
| Subdivision | Southwood                      |
| City        | Calgary                        |
| County      | Calgary                        |
| Province    | Alberta                        |
| Postal Code | T2W 2T6                        |

### Amenities

|                |                                                                                                                       |
|----------------|-----------------------------------------------------------------------------------------------------------------------|
| Amenities      | Coin Laundry, Fitness Center, Racquet Courts, Recreation Facilities, Recreation Room, Storage, Trash, Visitor Parking |
| Parking Spaces | 2                                                                                                                     |
| Parking        | Assigned, Outside, Stall                                                                                              |

### Interior

|                   |                                           |
|-------------------|-------------------------------------------|
| Interior Features | Granite Counters, No Animal Home, Storage |
| Appliances        | Dishwasher, Refrigerator, Stove(s)        |
| Heating           | Baseboard                                 |
| Cooling           | None                                      |
| Fireplace         | Yes                                       |
| # of Fireplaces   | 1                                         |
| Fireplaces        | Living Room, Wood Burning                 |
| # of Stories      | 3                                         |

### Exterior

|                   |                                                                   |
|-------------------|-------------------------------------------------------------------|
| Exterior Features | Balcony, Basketball Court, Courtyard, Playground, Storage, Tennis |
|-------------------|-------------------------------------------------------------------|

|              |                         |
|--------------|-------------------------|
|              | Court(s)                |
| Construction | Wood Frame, Wood Siding |

### **Additional Information**

|                |                   |
|----------------|-------------------|
| Date Listed    | June 19th, 2024   |
| Date Sold      | August 28th, 2024 |
| Days on Market | 70                |
| Zoning         | M-C1 d75          |
| HOA Fees       | 0.00              |

### **Listing Details**

|                |                   |
|----------------|-------------------|
| Listing Office | City Homes Realty |
|----------------|-------------------|

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