

\$449,900 - 74 Tuscany Springs Gardens Nw, Calgary

MLS® #A2142993

\$449,900

3 Bedroom, 2.00 Bathroom, 1,171 sqft

Residential on 0.00 Acres

Tuscany, Calgary, Alberta

OPEN HOUSE SATURDAY JULY 6th 1:00 - 4:00 PM Welcome to this bright, beautiful townhome in a fantastic location, with LOW CONDO FEES. This home is conveniently located NEXT TO THE TUSCANY C-TRAIN STATION, offering easy access to SAIT, U of C, & the downtown core. Enjoy a QUICK COMMUTE with access to Stoney Trail, Crowchild Trail, & Hwy 1. Situated in a quiet complex in a safe family neighborhood, this property is flooded with natural light & features HARDWOOD FLOORING on the main level, a LARGE OPEN CONCEPT main floor including a gorgeous kitchen with modern & stylish cabinets. Step down a few stairs to the 2-pce powder room, access to the fenced yard, laundry/utility room, & ATTACHED SINGLE GARAGE. Upstairs you'll find the 4-pce main bath, a cozy den/flex space, & 3 large bedrooms with a walk-in closet in the primary. Recent updates include a newer fridge (2023), newer upstairs window coverings & bedroom ceiling lights (2022), newer paint (2022/2023), newer stove/oven (approx. 2020). With over 1,100 square feet of living space, this home is perfect for a first time buyer, a small family, or as an investment property.

Built in 2002

Essential Information

MLS® # A2142993

Price \$449,900



Sold Price	\$449,900
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,171
Acres	0.00
Year Built	2002
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Sold

Community Information

Address	74 Tuscany Springs Gardens Nw
Subdivision	Tuscany
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3L 2R6

Amenities

Amenities	Visitor Parking
Parking Spaces	2
Parking	Single Garage Attached

Interior

Interior Features	No Smoking Home, Open Floorplan
Appliances	Dishwasher, Dryer, Electric Stove, Refrigerator, Washer
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	See Remarks

Exterior

Exterior Features	Private Yard
Lot Description	Back Yard
Roof	Asphalt Shingle
Construction	Vinyl Siding

Foundation Poured Concrete

Additional Information

Date Listed June 20th, 2024
Date Sold July 23rd, 2024
Days on Market 33
Zoning M-C1 d100
HOA Fees 0.00

Listing Details

Listing Office First Place Realty

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