

\$795,000 - 78 Sienna Park Place Sw, Calgary

MLS® #A2145279

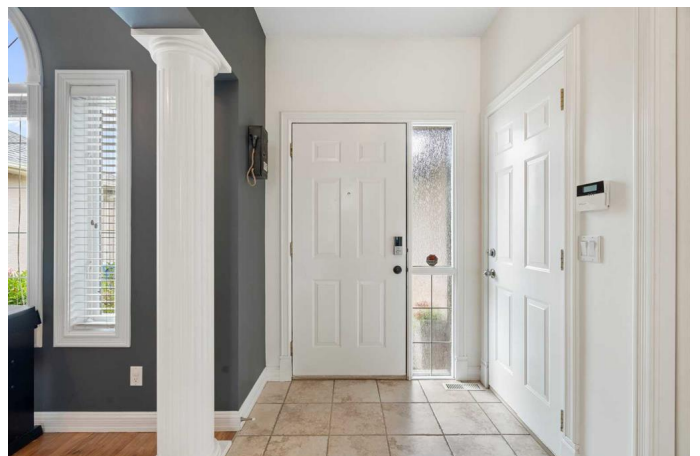
\$795,000

4 Bedroom, 3.00 Bathroom, 1,458 sqft

Residential on 0.13 Acres

Signal Hill, Calgary, Alberta

Welcome to this outstanding 2 Bedroom bungalow in the highly sought-after community of Signal Hill. As you enter you will quickly appreciate the pride of ownership throughout. The bright open concept design with vaulted ceilings draws you to the back of the home where you will find a beautiful Kitchen with granite countertops and centre island; a sunken Living Room with corner fireplace and floor to ceiling windows; and a Dining Room that is intimate enough for the family yet large enough for entertaining. From the Dining Room you can step onto the amazing deck which offers a built-in outdoor fireplace where you can imagine yourself spending many hours enjoying the great outdoors. The Primary Bedroom is large enough to fit a King-sized bed and all your furniture and offers a spa-like 5pc Ensuite and walk-in closet. To round off the main floor there is another nice sized Bedroom, a 4pc Bath and a large front Flex Room that is ideal for a home office, quiet reading area or even an extra bedroom. Downstairs boasts 9-foot ceilings, an enormous Recreation Room with a cozy Fireplace, Bar area with fridge and a home theatre. Additionally there is a 4pc Bath and 2 extra Bedrooms. Added features of this home are Central Air Conditioning, a Tankless Hot Water and a High Efficiency furnace that are all approximately 2 years old and a sub-slab depressurization for Radon mitigation. Your new home is perfectly situated in a quiet cul-de-sac and is less than a block away from



playgrounds, schools and transit, and close to
all the amenities in this great
community! THIS IS TRULY A MUST SEE!!!

Built in 1997

Essential Information

MLS® #	A2145279
Price	\$795,000
Sold Price	\$873,888
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,458
Acres	0.13
Year Built	1997
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold

Community Information

Address	78 Sienna Park Place Sw
Subdivision	Signal Hill
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H 3L2

Amenities

Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	Central Vacuum, Double Vanity, Granite Counters, High Ceilings, No Smoking Home, Open Floorplan
Appliances	Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Gas Oven, Microwave, Range Hood, Refrigerator, See Remarks, Tankless Water Heater, Washer, Water Softener, Window Coverings, Wine

	Refrigerator
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Other
Lot Description	Landscaped, See Remarks
Roof	Asphalt Shingle
Construction	Stucco
Foundation	Poured Concrete

Additional Information

Date Listed	June 28th, 2024
Date Sold	July 6th, 2024
Days on Market	8
Zoning	R-C1
HOA Fees	0.00

Listing Details

Listing Office	Royal LePage Benchmark
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