

\$879,900 - 84 Sunset Way, Priddis Greens

MLS® #A2146249

\$879,900

3 Bedroom, 3.00 Bathroom, 1,813 sqft

Residential on 0.09 Acres

Priddis Greens, Priddis Greens, Alberta

Priddis Greens is a golfer and nature lovers paradise located in the scenic foothills of the Rocky Mountains and features two world class golf courses and miles of walking paths and groomed cross country skiing trails and ice skating in the winter. The Country Club restaurant offers a full menu and only a 10 minute drive to the Calgary City limits with the new ring road its quick to City shopping and restaurants. The "Augusta" is the largest villa model offered in the community and this home sits backing onto Hole #7 of the Raven Golf Course one of the most sought after locations in the development. The main Floor features a good sized den with extensive build ins, ideal for a home office with fibre optics Internet available, a formal dining room, renovated kitchen with granite countertops and cozy breakfast nook, Island with cooktop range, built In wall oven and microwave. The living room features a vaulted ceiling and hardwood floors. The master bedroom features an upgraded ensuite and an walk-in closet. A second bedroom and a 3Pc bath as well as a main floor laundry room complete the spacious upper floor plan. Follow the circular stairs to the lower level, the family room features a walk out to the patio and a wood burning fireplace with a gas log lighter. A large bedroom and 4 Pc Bath, Sauna, workshop area, storage area complete the Lower Level. All Poly B has been removed. Extended and Upgraded deck and railings, The Attached Garage is Insulated and even has a Space for Your Golf Cart! Come



See It Today!!!

Built in 1990

Essential Information

MLS® #	A2146249
Price	\$879,900
Sold Price	\$860,000
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,813
Acres	0.09
Year Built	1990
Type	Residential
Sub-Type	Semi Detached
Style	Bungalow, Side by Side
Status	Sold

Community Information

Address	84 Sunset Way
Subdivision	Priddis Greens
City	Priddis Greens
County	Foothills County
Province	Alberta
Postal Code	T0L 1W0

Amenities

Amenities	Trash
Parking Spaces	2
Parking	Double Garage Attached

Interior

Interior Features	Bookcases, Built-in Features, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home
Appliances	Built-In Oven, Dishwasher, Dryer, Electric Cooktop, Garage Control(s), Microwave, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None

Fireplace	Yes
# of Fireplaces	1
Fireplaces	Basement, Gas Starter, Wood Burning
Has Basement	Yes
Basement	Full, Walk-Out

Exterior

Exterior Features	Balcony, Lighting, Rain Gutters
Lot Description	No Neighbours Behind, Many Trees, On Golf Course, Secluded
Roof	Clay Tile
Construction	Brick, Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	July 1st, 2024
Date Sold	August 1st, 2024
Days on Market	29
Zoning	RC
HOA Fees	3079.65
HOA Fees Freq.	ANN

Listing Details

Listing Office	Boutique Properties Inc.
----------------	--------------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.