

\$395,000 - 9, 206 Village Terrace Sw, Calgary

MLS® #A2146630

\$395,000

2 Bedroom, 3.00 Bathroom, 1,063 sqft

Residential on 0.00 Acres

Patterson, Calgary, Alberta

Step into a piece of history with this stunning 2-storey, 2 bedroom + den condo, once home to world-class athletes during the Olympics. This exceptional residence is situated on 16 acres of park land in the highly sought after neighbourhood of Patterson & offers a perfect blend of luxury, convenience and comfort. The unique and opulent design boasts a bright and airy living room with soaring 16 foot vaulted ceilings and expansive overhead windows that flood the space with natural light. The modern kitchen is a chef's dream, featuring high-end stainless steel appliances, sleek granite countertops, and ample storage space. Perfect for entertaining and creating culinary masterpieces to enjoy by your wood burning fireplace or out on your downstairs patio. The upstairs continues to impress with a small living area that can easily be utilized as a sitting area, home office, reading nook, or even fitness area, catering to your unique needs. Choose to shower or soak your worries away in the 4 piece main bathroom. Two generously sized bedrooms provide a serene retreat. The master bedroom includes a generous closet and a 2piece en-suite bathroom for convenience. The highlight feature of this home is the large balcony off the master bedroom featuring unobstructed views of downtown and the gorgeous lush green space in front of the unit. The south-east exposure means your balcony is soaked in sunshine throughout the day. Host your friends with a drink and watch the fireworks right from



your personal patio oasis. This unit is in a unique spot in the complex with NO UPSTAIRS OR DOWNSTAIRS NEIGHBOURS. It also comes with TWO parking spaces and a large storage unit. Recent upgrades to the unit include new laminate flooring throughout, freshly painted, and a brand new washer and dryer (June 2024). Complex amenities include: pool, hot tub, gym, tennis court, party room a beautiful waterfall feature, and more! Embrace the inspiring legacy of the Olympians who once called this home. This residence exudes unique character and prestige, making it a one-of-a-kind find.

Built in 1987

Essential Information

MLS® #	A2146630
Price	\$395,000
Sold Price	\$378,000
Bedrooms	2
Bathrooms	3.00
Full Baths	1
Half Baths	2
Square Footage	1,063
Acres	0.00
Year Built	1987
Type	Residential
Sub-Type	Apartment
Style	Multi Level Unit
Status	Sold

Community Information

Address	9, 206 Village Terrace Sw
Subdivision	Patterson
City	Calgary
County	Calgary
Province	Alberta

Postal Code T3H 2L4

Amenities

Amenities Clubhouse, Fitness Center, Indoor Pool, Park, Parking, Party Room, Pool, Racquet Courts, Recreation Facilities, Secured Parking, Spa/Hot Tub, Storage, Trash, Visitor Parking

Parking Spaces 2

Parking Assigned, Off Street, Underground

Interior

Interior Features Granite Counters, High Ceilings, Open Floorplan, Recreation Facilities, Soaking Tub, Storage, Vaulted Ceiling(s)

Appliances Dishwasher, Dryer, Microwave Hood Fan, Oven, Refrigerator, Stove(s), Washer

Heating Hot Water, Natural Gas

Cooling None

Fireplace Yes

of Fireplaces 1

Fireplaces Mantle, Wood Burning

of Stories 2

Exterior

Exterior Features Balcony, Tennis Court(s)

Construction Stucco, Wood Frame

Additional Information

Date Listed July 4th, 2024

Date Sold August 21st, 2024

Days on Market 48

Zoning M-C1 d37

HOA Fees 0.00

Listing Details

Listing Office eXp Realty

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