

\$449,999 - 1303, 155 Silverado Skies Link Sw, Calgary

MLS® #A2146738

\$449,999

2 Bedroom, 2.00 Bathroom, 1,181 sqft

Residential on 0.00 Acres

Silverado, Calgary, Alberta

****Open House - Saturday July 13, 2024 from 1:00pm - 4:00pm**** Welcome to this stunning townhouse located in the heart of Silverado. Proudly owned by a single owner, this home boasts a perfect floor plan complemented by an attached oversized single garage. Upon entering, you're welcomed by a large entrance that flows into an open-plan layout with 9-foot ceilings and beautiful hardwood flooring. The spacious kitchen features classic and stylish wood cabinetry with sleek silver hardware, a tiled backsplash, stainless steel appliances, and an eat-up island. You'll find a spacious dining area and a cozy living room centered around a feature gas fireplace, as well as a versatile home office space ideal for those who work from home. From the living area, step into the beautiful backyard where neighbours take great pride in their stunning landscaping. The exposed aggregate patio is perfect for BBQs and summer gatherings. The upper level offers a large master bedroom with a walk-in closet with window creating lots of natural light and a 4-piece en-suite bathroom. There's also a second bedroom with its own walk-in closet (also with a window), along with a family bathroom and laundry. The unfinished basement holds great potential for future development, complete with rough-in plumbing for a bathroom and a full-sized window. Located in the adjacent community to the renowned Spruce Meadows multi-purpose sports facility, residents enjoy easy access to world-class equestrian events and Cavalry FC



matches. This property is within walking distance to all the shopping, eateries, and fitness centers offered at Silverado Marketplace and just minutes from all the amenities at Shawnessy. With excellent access to Stoney Trail, getting around the city is a breeze.

Built in 2007

Essential Information

MLS® #	A2146738
Price	\$449,999
Sold Price	\$452,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,181
Acres	0.00
Year Built	2007
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Sold

Community Information

Address	1303, 155 Silverado Skies Link Sw
Subdivision	Silverado
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2X 0K7

Amenities

Amenities	None
Parking Spaces	1
Parking	Driveway, Insulated, Oversized, Single Garage Attached

Interior

Interior Features	Bathroom Rough-in, Closet Organizers, High Ceilings, Kitchen Island, Laminate Counters, Natural Woodwork, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Vinyl Windows, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Insert, Living Room, Mantle, Tile
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	None
Lot Description	Low Maintenance Landscape, Landscaped
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	July 4th, 2024
Date Sold	August 2nd, 2024
Days on Market	29
Zoning	DC (pre 1P2007)
HOA Fees	210.00
HOA Fees Freq.	ANN

Listing Details

Listing Office	CIR Realty
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