

\$849,900 - 215 Sierra Nevada Close Sw, Calgary

MLS® #A2149171

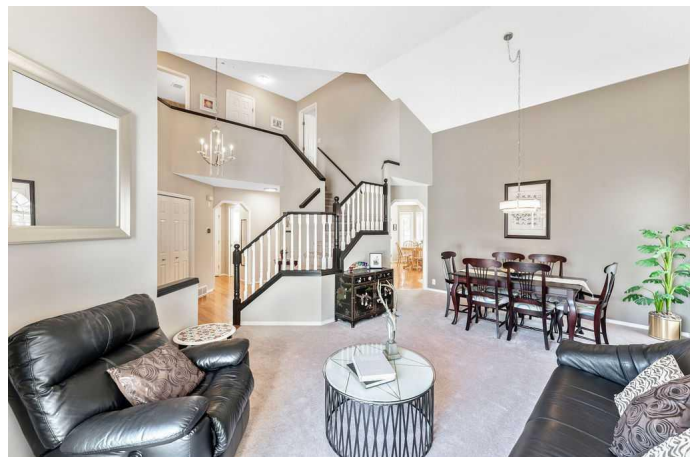
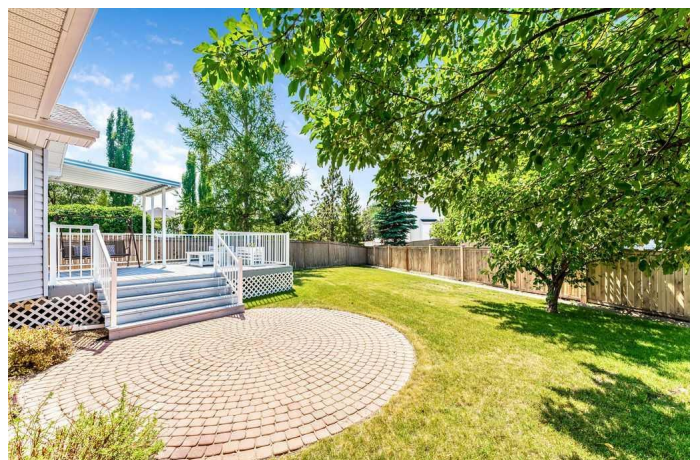
\$849,900

3 Bedroom, 4.00 Bathroom, 1,919 sqft

Residential on 0.14 Acres

Signal Hill, Calgary, Alberta

Welcome to your dream home in the family-friendly community of Signal Hill! This beautifully maintained 2-storey home boasts incredible access to nearby amenities and is perfect for families. As you step inside, you'll find a welcoming entryway and soaring vaulted ceilings that add to the grandeur of the property. The heart of the home, the kitchen, has been tastefully updated with stunning stone counters, modern appliances including a gas stove and Miele dishwasher, and lovely windows that overlook a large deck and spacious yard—ideal for outdoor entertaining. The living room off the kitchen features custom built-ins and updated tile surrounding the fireplace. Upstairs, you'll find three generously-sized bedrooms. The primary bedroom features a luxurious renovated ensuite with a walk-in glass shower, separate soaking tub, double vanity, and dual closets. The family bathroom has also been modernized to meet contemporary tastes and standards. The home is filled with numerous upgrades such as updated carpets, some triple-pane windows, and new roof shingles installed in 2019. Practical features include main-level laundry, a double attached garage with excellent storage space, and a water softener and filtration system. Pride of ownership is evident throughout the property, especially in the well-maintained yard, with its apple trees, including a delightful crabapple, bringing joy with their abundant harvest. Imagine enjoying fresh apple juice and



homemade crabapple jelly each season! Don't miss the opportunity to make this exquisite home your own in the sought-after Signal Hill community!

Built in 1995

Essential Information

MLS® #	A2149171
Price	\$849,900
Sold Price	\$833,500
Bedrooms	3
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,919
Acres	0.14
Year Built	1995
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	215 Sierra Nevada Close Sw
Subdivision	Signal Hill
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H 3H6

Amenities

Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	Built-in Features, Closet Organizers, Double Vanity, Granite Counters, High Ceilings, No Animal Home, No Smoking Home, Pantry, Soaking Tub, Storage, Walk-In Closet(s)
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Appliances	Dishwasher, Dryer, Garburator, Gas Stove, Range Hood, Refrigerator, Washer, Water Softener, Window Coverings
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas Log, Gas Starter, Wood Burning
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Lighting, Private Yard, Rain Gutters
Lot Description	Interior Lot, Level, Underground Sprinklers, Pie Shaped Lot
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	July 18th, 2024
Date Sold	August 8th, 2024
Days on Market	21
Zoning	R-C1
HOA Fees	0.00

Listing Details

Listing Office	CIR Realty
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