

# \$549,900 - 83 Les Jardins Park Se, Calgary

MLS® #A2151194

**\$549,900**

2 Bedroom, 3.00 Bathroom, 1,436 sqft

Residential on 0.00 Acres

Douglasdale/Glen, Calgary, Alberta

LOVE YOUR LIFESTYLE! Les Jardins by Jayman BUILT next to Quarry Park. Inspired by the grand gardens of France, you will appreciate the lush central garden, Les Jardins. Escape here to connect with Nature, colorful blooms, and vegetation in this gorgeous space. Ideally located within steps of Quarry Park you will be more than happy to be able to. Welcome home to an attached-heated garage, 70,000 square feet of community gardens, a state-of-the-art ART Fitness Centre, a Dedicated dog park for your fur baby, and an outstanding OPEN FLOOR PLAN with unbelievable CORE PERFORMANCE. You are invited into a thoughtfully planned 2 Bedroom, 2.5 Bath beautiful air conditioned Town Home boasting QUARTZ COUNTERS throughout, sleek upgraded stainless steel appliances including a electric smooth top stove, built-in microwave, Luxury wide plank hardwood flooring, James Hardie siding, Moen Fixtures, Tankless Water Heater with built-in circulation pump and isolation kit, Ecobee Alex-enabled thermostat with voice control and remote sensor, A/C, Triple Pane Windows, LED flush mount lighting package and LED undercabinet lighting in kitchen and your very own in suite WASHER AND DRYER. Other notable upgrades include ceiling fans, a main floor den, a south-facing fenced yard with a grassy area & water hose tap. Offering a lifestyle of easy maintenance where the exterior beauty matches the interior beauty with seamless



transition. Les Jardins features Central Gardens, a Walkable Lifestyle, Maintenance Free Living, Built for your Lifestyle, Nature Nearby, Quick and Convenient Access, Smart and Sustainable, Fitness at your Finger Tips and quick access to Deerfoot Trail and Glenmore Trail. Fall 2024 possession date. Call your friendly REALTOR(R) to book a viewing!

Built in 2021

**Essential Information**

|                |               |
|----------------|---------------|
| MLS® #         | A2151194      |
| Price          | \$549,900     |
| Sold Price     | \$545,000     |
| Bedrooms       | 2             |
| Bathrooms      | 3.00          |
| Full Baths     | 2             |
| Half Baths     | 1             |
| Square Footage | 1,436         |
| Acres          | 0.00          |
| Year Built     | 2021          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 3 Storey      |
| Status         | Sold          |

**Community Information**

|             |                        |
|-------------|------------------------|
| Address     | 83 Les Jardins Park Se |
| Subdivision | Douglasdale/Glen       |
| City        | Calgary                |
| County      | Calgary                |
| Province    | Alberta                |
| Postal Code | T2C 5V3                |

**Amenities**

|                |                          |
|----------------|--------------------------|
| Amenities      | Dog Park, Fitness Center |
| Parking Spaces | 2                        |

Parking Enclosed, Garage Door Op  
Parking Pad, Single Garage /

## Interior

Interior Features Bidet, Ceiling Fan(s), Closet  
Open Floorplan, Quartz Co  
Storage, Tankless Hot Water

Appliances Central Air Conditioner, Di  
Control(s), Microwave Hood  
Washer, Window Coverings

Heating Forced Air, Natural Gas

Cooling Central Air

Basement None

## Exterior

Exterior Features Courtyard, Garden

Lot Description Back Yard, Fruit Trees/Shru  
Level, Street Lighting, See R

Roof Asphalt Shingle

Construction Composite Siding, Stone, Wood Frame

Foundation Poured Concrete

## Additional Information

Date Listed July 19th, 2024

Date Sold August 15th, 2024

Days on Market 27

Zoning M-C1

HOA Fees 0.00

## Listing Details

Listing Office Jayman Realty Inc.

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