

\$598,000 - 1334 Somerside Drive Sw, Calgary

MLS® #A2155935

\$598,000

4 Bedroom, 2.00 Bathroom, 1,108 sqft

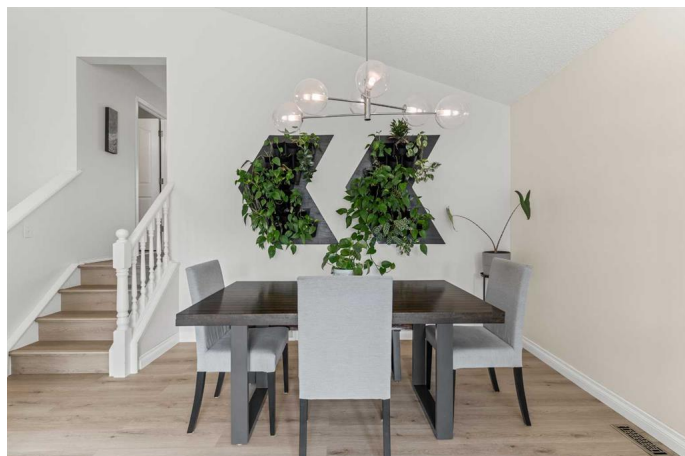
Residential on 0.10 Acres

Somerset, Calgary, Alberta

OPEN HOUSE SATURDAY & SUNDAY AUG 10 & 11 from 12-2pm. Welcome to 1334 Somerside Dr SW, a beautifully updated 4-level split home in the highly sought-after community of Somerset. This stunning property has fantastic curb appeal and offers versatility to a variety of buyers. And hereâ€™s the cherry on topâ€”it comes with brand new air conditioning, ensuring you stay cool and comfortable all summer long!

Inside, youâ€™ll discover a thoughtfully designed layout featuring 4 bedroomsâ€”3 upstairs and a flexible 4th bedroom in the fully finished lower basement, currently utilized as a primary suite with double closets and built-ins with laundry just in the room next door. The main floor showcases vaulted ceilings and an open-concept living space. This south-facing property floods the home with natural light, enhancing its bright and airy feel and is a highlight in this home. The kitchen offers stone countertops, stainless steel appliances, and a breakfast bar for convenient seating, perfect for casual dining or entertaining. In 2023, the entire home was refreshed with new flooring and paint, creating a modern and welcoming atmosphere.

The lower level provides a generous living area, ideal for relaxation or entertainment, complete with a large 4-piece bathroom featuring a walk-in closet with built-ins for extra storage and organization. A cozy fireplace



adds warmth and comfort, perfect for snuggling up on a cold winter day.

Step outside to a beautifully landscaped backyard, where you can savor the peaceful surroundings with a morning cup of coffee. The patio and deck space offer the perfect setting for outdoor dining and entertaining, while the dog run ensures your furry friends have their own space. The property also includes a fantastic oversized detached double garage while ensuring there is ample room in the yard for games and outdoor activities.

This home has brand-new siding and a roof completed in 2023, making this move-in ready property a MUST SEE.

Conveniently located just a 20-minute walk to the C-Train, with easy access to main roads and close to all necessary shopping in Shawnessy, this home seamlessly combines convenience with charm. Don't miss out on this incredible opportunity to own a modern, updated home in a prime location!

Built in 1997

Essential Information

MLS® #	A2155935
Price	\$598,000
Sold Price	\$619,500
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,108
Acres	0.10
Year Built	1997
Type	Residential
Sub-Type	Detached
Style	4 Level Split

Status	Sold
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Community Information

Address	1334 Somerside Drive Sw
Subdivision	Somerset
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Y3M8

Amenities

Parking Spaces	2
Parking	Double Garage Detached

Interior

Interior Features	Granite Counters, High Ceilings, Open Floorplan, Pantry, Master Downstairs, Soaking Tub, Vaulted Ceiling(s), Walk-In Closet(s)
Appliances	Central Air Conditioner, Dishwasher, Dryer, Electric Oven, Electric Stove, Microwave, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Dog Run, Private Yard
Lot Description	Back Lane, Back Yard, Front Yard
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	August 9th, 2024
Date Sold	August 22nd, 2024
Days on Market	13
Zoning	R-C1

HOA Fees 0.00

Listing Details

Listing Office The Real Estate District

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