

\$649,900 - #, 1215 Lake Fraser Court Se, Calgary

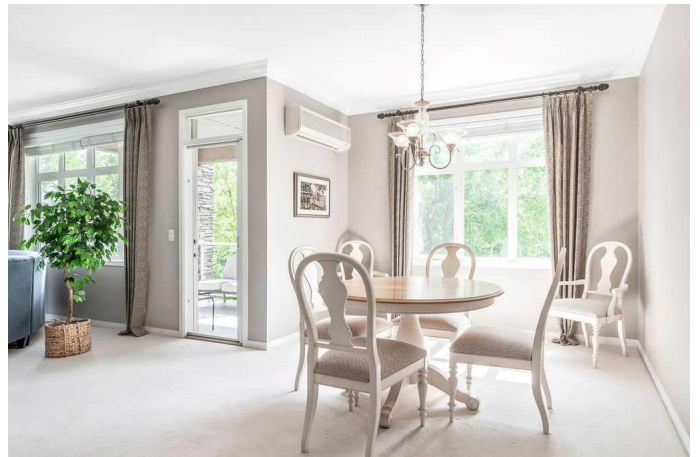
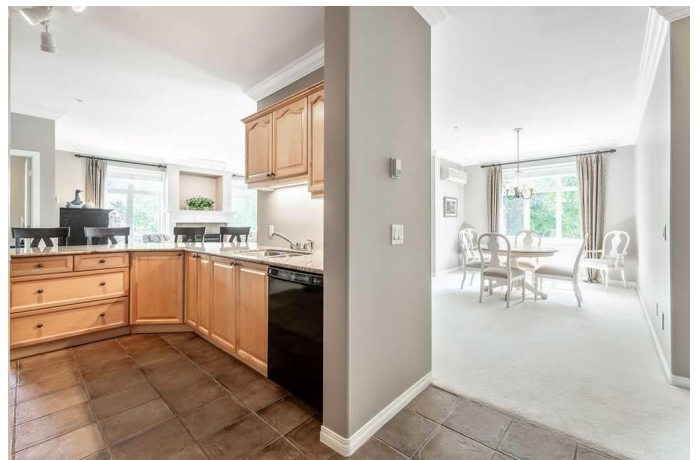
MLS® #A2156480

\$649,900

2 Bedroom, 2.00 Bathroom, 1,302 sqft
Residential on 0.00 Acres

Lake Bonavista, Calgary, Alberta

Welcome to Bonavista Estates, built by renowned builder Bucci; this immaculate ONE-owner 2-bedroom, 2-bathroom, END unit is enriched with numerous upgrades. This friendly, well-run and amenity-rich complex includes a fantastic clubhouse to visit with neighbours or host guests, a gated entrance and secure underground parking. The sophisticated open-concept design is bathed in natural light with numerous windows that only an end unit provides. Enjoy preparing Holiday dinners in this large timeless kitchen with plenty of room for a sous chef or two, boasting stainless steel appliances, granite countertops, upgraded maple cabinetry and a large peninsula island to gather around. Relaxation is invited in the bright living room in front of the fireplace flanked by windows. Adjacently, the dining room features clear sightlines throughout, which is perfect for entertaining. The covered balcony, one of the most private in the building, is a serene retreat for peaceful morning coffees, evening barbequing with friends, and lazy weekends soaking up the sun. Retreat at the end of the day to the calming primary oasis where walk-through double closets lead to your private 5-piece ensuite. The second bedroom is spacious for guests or a home office and is serviced by another full bathroom. An in-suite laundry, a titled parking stall, and a large storage locker in the heated underground parkade add to your comfort and convenience. The building amenities are seemingly endless,



including a modern and inviting foyer with 2 elevators, a car wash, a workshop, visitor parking, a well-equipped fitness room, a theatre room, an entertainment area with a pool table, a library, games tables, a full kitchen and a private dining room, an outdoor patio with barbeque, and two guest suites. This phenomenal location is just steps to Avenida shopping and restaurants, transit, the Trico Centre, Southcentre Mall and tranquil Fish Creek Park! Truly an exceptional home within a much sought-after neighbourhood! Rarely does a unit come available in this desirable complex, let alone a bright-end unit; take advantage of the opportunity. Call your favourite realtor today.

Built in 2000

Essential Information

MLS® #	A2156480
Price	\$649,900
Sold Price	\$650,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,302
Acres	0.00
Year Built	2000
Type	Residential
Sub-Type	Apartment
Style	Low-Rise(1-4)
Status	Sold

Community Information

Address	#, 1215 Lake Fraser Court Se
Subdivision	Lake Bonavista
City	Calgary
County	Calgary
Province	Alberta

Postal Code T2J 7G4

Amenities

Amenities Car Wash, Elevator(s), Fitness Center, Guest Suite, Other, Recreation Facilities

Parking Spaces 1

Parking Common, Driveway, Electric Gate, Enclosed, Guest, Heated Garage, Secured, Titled, Underground

Interior

Interior Features Central Vacuum, Chandelier, Closet Organizers, Crown Molding, Double Vanity, Elevator, Granite Counters, High Ceilings, Kitchen Island, Natural Woodwork, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Recessed Lighting, Recreation Facilities, Soaking Tub, Storage

Appliances Dishwasher, Dryer, Garburator, Microwave Hood Fan, Refrigerator, Stove(s), Wall/Window Air Conditioner, Washer, Window Coverings

Heating In Floor, Fireplace(s)

Cooling Wall Unit(s)

Fireplace Yes

of Fireplaces 1

Fireplaces Gas, Living Room, Mantle, Stone

of Stories 4

Exterior

Exterior Features Balcony, Barbecue, Covered Courtyard, Lighting, Outdoor Grill, Permeable Paving, Private Entrance, Storage

Roof Asphalt Shingle

Construction Stone, Stucco, Wood Frame, Wood Siding

Additional Information

Date Listed August 9th, 2024

Date Sold August 14th, 2024

Days on Market 5

Zoning M-C1 d78

HOA Fees 0.00

Listing Details

Listing Office RE/MAX Real Estate (Central)

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