

\$430,000 - 5 Douglas Glen Park Se, Calgary

MLS® #A2156718

\$430,000

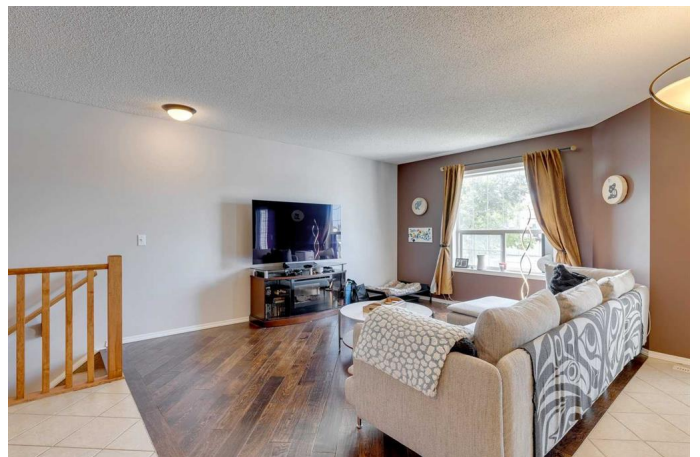
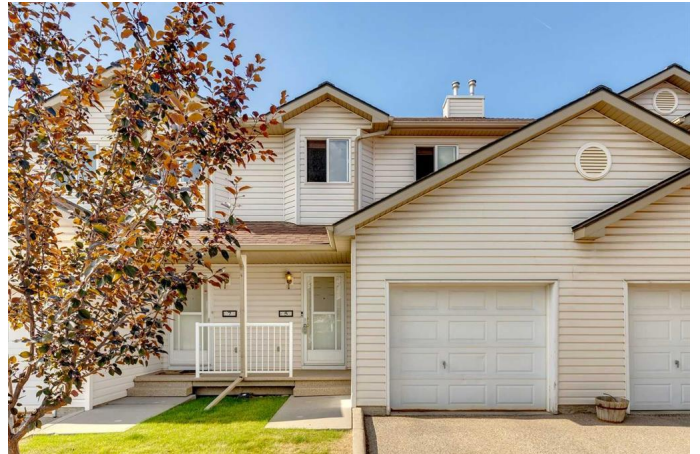
2 Bedroom, 3.00 Bathroom, 1,335 sqft

Residential on 0.04 Acres

Douglasdale/Glen, Calgary, Alberta

**BACK ON THE MARKET FOR FINANCING
REASON- HOME INSPECTION AND CONDO
REVIEW CONDITIONS WERE WAIVED!**

Lovely 2-story townhouse with finished basement in the community of Douglasdale/Douglas glen. You are going to love the spacious living room with adjoining Dining area & kitchen, the perfect place to entertain. The updated kitchen was designed with lots of cabinets and counter space. It features modern cabinetry built to the ceiling, beautiful subway tile backsplash, under-cabinet lighting & sleek counters. BBQing is a breeze with the balcony off of the dining room. Located on the upper level is a HUGE primary bedroom with double closets, a second large bedroom, and a Bonus/Loft area separating the Bedrooms allowing for privacy. A 4 pc bathroom hosting the laundry closet conveniently by the bedrooms completes the upper level. Downstairs is fully developed and boasts another sitting area/computer niche, a 2pc bathroom, a Utility/furnace area, additional storage, and a large Rec room, a great space for guests & additional comfort. A single attached garage & driveway PLUS the Visitor parking located across from your driveway is awesome for guests to enjoy coming to visit. Many amenities include tennis courts, an outdoor skating rink, shopping, restaurants, and so much more! This complex also allows your friendly furry friends up to a medium size and no dangerous breed. Condo board for pet approval is required but it is a formality. Don't



miss this inviting and lovely home, book a showing today!

FYI: Any offers subject to financing MUST be accompanied by a mortgage pre-approval letter.

Built in 2001

Essential Information

MLS® #	A2156718
Price	\$430,000
Sold Price	\$440,000
Bedrooms	2
Bathrooms	3.00
Full Baths	1
Half Baths	2
Square Footage	1,335
Acres	0.04
Year Built	2001
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Sold

Community Information

Address	5 Douglas Glen Park Se
Subdivision	Douglasdale/Glen
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Z 3Z3

Amenities

Amenities	Parking, Visitor Parking
Parking Spaces	2
Parking	Driveway, Single Garage Attached

Interior

Interior Features	Ceiling Fan(s), Closet Organizers, Central Vacuum, No Smoking Home,
-------------------	---

	Open Floorplan
Appliances	Dishwasher, Dryer, Electric Range, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Balcony, Playground, Tennis Court(s)
Lot Description	Back Yard, Front Yard, Lawn, Low Maintenance Landscape, Landscaped, Street Lighting
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	August 20th, 2024
Date Sold	September 24th, 2024
Days on Market	35
Zoning	M-CG d44
HOA Fees	62.73
HOA Fees Freq.	ANN

Listing Details

Listing Office	Real Estate Professionals Inc.
----------------	--------------------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.