

\$328,000 - 412, 13104 Elbow Drive Sw, Calgary

MLS® #A2156972

\$328,000

2 Bedroom, 1.00 Bathroom, 1,197 sqft

Residential on 0.00 Acres

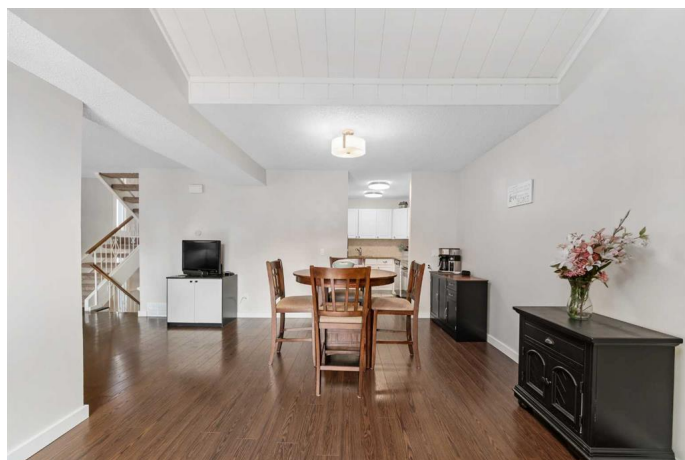
Canyon Meadows, Calgary, Alberta

Welcome to the charming move in ready, renovated 2 bedroom townhome. With quick possession an option you have plenty of summer left to enjoy Fish Creek Park only steps away. You also have 2 private balconies to relax and enjoy the stunning views. The unit features a bright and open living area with a large family room off the well laid out kitchen. Adjacent to the kitchen is laundry and storage for convenience. The open rise stairway brightens up the home and leads to the generously sized master bedroom and second bedroom and a spacious 5 piece bathroom with 2 sinks. With all of the buildings in Canyon Creek Heights having a recent major exterior top to bottom renovation and a unit that has been upgraded and well cared for, along with a well funded and managed condominium all on the edge of one of Canada's largest and most stunning urban parks the value is unmistakable. Contact your professional Realtor and schedule a showing today.

Built in 1975

Essential Information

MLS® #	A2156972
Price	\$328,000
Sold Price	\$328,000
Bedrooms	2
Bathrooms	1.00



Full Baths	1
Square Footage	1,197
Acres	0.00
Year Built	1975
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Sold

Community Information

Address	412, 13104 Elbow Drive Sw
Subdivision	Canyon Meadows
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2W2P2

Amenities

Amenities	Trash, Visitor Parking
Parking Spaces	1
Parking	Stall

Interior

Interior Features	Double Vanity, No Smoking Home, Storage
Appliances	Dishwasher, Electric Range, Refrigerator, Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	Central Air
# of Stories	3
Basement	None

Exterior

Exterior Features	Balcony
Lot Description	Backs on to Park/Green Space, Creek/River/Stream/Pond, Many Trees
Roof	Flat
Construction	Cement Fiber Board, Composite Siding
Foundation	Poured Concrete

Additional Information

Date Listed	August 12th, 2024
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Date Sold	September 4th, 2024
Days on Market	23
Zoning	M-C1 d100
HOA Fees	0.00

Listing Details

Listing Office Real Estate Professionals Inc.

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