

# \$625,000 - 1865 Na'a Drive Sw, Calgary

MLS® #A2161938

**\$625,000**

3 Bedroom, 3.00 Bathroom, 1,736 sqft  
Residential on 0.03 Acres

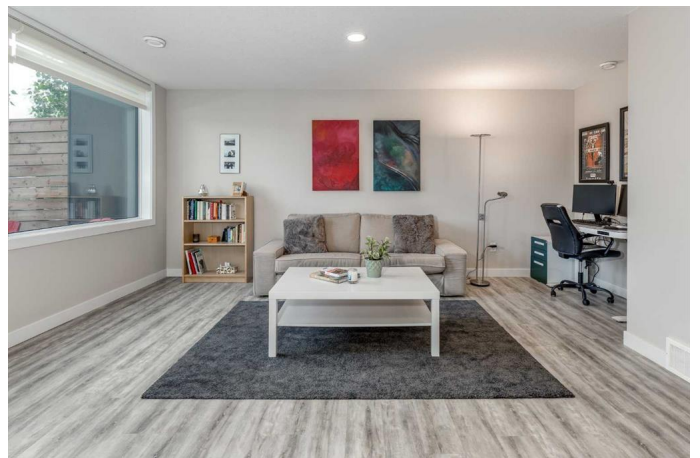
Medicine Hill, Calgary, Alberta

This is an incredible opportunity to purchase a move-in ready home with low condo fees in The Village at Medicine Hill. This vibrant and growing community on the edge of the city is Calgary's ultimate location for outdoor enthusiasts. A short walk away is Winsport Canada Olympic Park which offers an unparalleled array of activities for everyone, including mountain biking, downhill tubing, skiing, snowboarding, hockey, skating, mini golf and much more. The Village backs onto a 160 acre natural heritage reserve, crisscrossed with walking trails and bike paths. This exceptional location is only 45 minutes to the mountains and 15 minutes to downtown. The 408 bus stops right outside which takes you to Brentwood Station, making a very easy commute for students at the University of Calgary.

The home itself is very well designed, energy efficient and is more spacious than comparable models.

As you approach the property, you'll be welcomed by a charming front porch with privacy screens and ample space for cozy seating. Inside, the ground floor features a versatile home office or flex space.

The main level impresses with an open floor plan and tons of natural light. The modern white kitchen features cabinets to the ceiling, soft-close drawers, quartz countertops and an oversized island with plenty of space on either side. Adjacent to the kitchen, is a generous



dining area and a large sunny balcony.

Upstairs, youâ€™ll find a tranquil retreat with three carpeted bedrooms. The primary suite offers stunning Northwest views, an ensuite bathroom with dual vanity sinks, and a walk-in closet with its own window for natural light. Two additional bedrooms and a full bathroom complete this level, ensuring ample space for family or guests.

The triple pane windows throughout help to keep the home comfortable and the bills low. The spacious garage accommodates two vehicles and is naturally bright thanks to the windows in the garage door.

Donâ€™t miss your chance to own this outstanding property in 'The Village' at Trinity Hillsâ€”your ideal urban retreat awaits!

Built in 2020

**Essential Information**

MLS® #	A2161938
Price	\$625,000
Sold Price	\$625,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,736
Acres	0.03
Year Built	2020
Type	Residential
Sub-Type	Row/Townhouse
Style	3 Storey
Status	Sold

**Community Information**

Address	1865 Na'a Drive Sw
Subdivision	Medicine Hill
City	Calgary

County	Calgary
Province	Alberta
Postal Code	T3H 6C4

### Amenities

Amenities	None
Parking Spaces	2
Parking	Double Garage Attached

### Interior

Interior Features	Kitchen Island, Open Floorplan, Quartz Counters, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Range, Garage Control(s), Microwave, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Basement	None

### Exterior

Exterior Features	Balcony
Lot Description	Other
Roof	Asphalt Shingle
Construction	Concrete, Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	August 31st, 2024
Date Sold	September 27th, 2024
Days on Market	27
Zoning	DC
HOA Fees	0.00

### Listing Details

Listing Office	CIR Realty
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