

\$510,000 - 40, 10030 Oakmoor Way Sw, Calgary

MLS® #A2162022

\$510,000

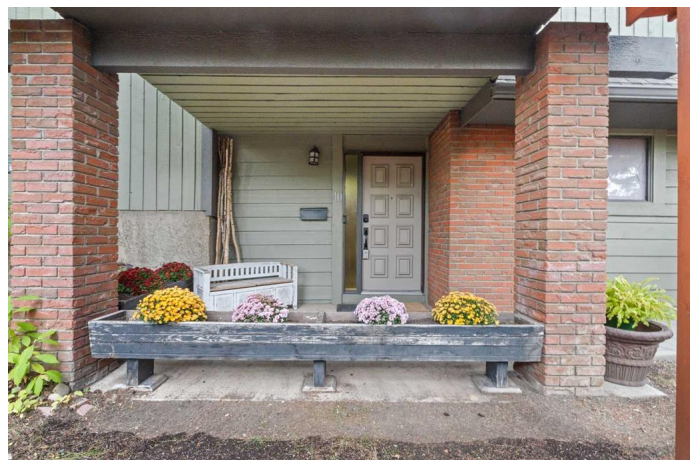
3 Bedroom, 4.00 Bathroom, 1,601 sqft
Residential on 0.00 Acres

Oakridge, Calgary, Alberta

Welcome to Oakwood Lane, nestled in the heart of the sought-after Oakridge community! This inviting END UNIT townhome offers over 1,800 square feet of thoughtfully designed living space across four levels, making it one of the largest in the complex. Plus, it comes with the added convenience of a heated double-car garage, adding an additional 447 ft² of space.

As you step inside, youâ€™re greeted by a bright and cozy West-facing family room, featuring vaulted tongue & groove wood ceilings, a charming wood-burning fireplace, and sliding doors that open to a large concrete patio. The private, fully fenced backyard is perfect for relaxing evenings or letting your pets out in this pet-friendly complex. The stylish accent walls throughout the home add a touch of character and charm, creating an inviting atmosphere.

Up a few steps, youâ€™ll find a versatile flex space that can be used as a formal dining room, office, or reading nook. The beautifully updated kitchen with a built-in coffee bar, and newer appliances (2021), including a fridge with a water line and ice maker. Enjoy meals at the raised island or take your coffee outside to the East-facing upper deck, accessible through sliding glass doorsâ€”ideal for catching the morning sun. A convenient 2-piece powder room completes this level.



The upper floor offers three generously sized bedrooms, including a spacious primary suite with a private 3-piece en-suite. Two additional bedrooms and a full bathroom provide plenty of space for family or guests.

The finished basement, currently used as an office, offers plenty of space for your personal touch—whether it's a virtual golf simulator, movie room, or something else entirely.

For added peace of mind, the sellers had the plumbing professionally inspected, the HVAC serviced and cleaned, and the ducts professionally cleaned (all within the last few weeks). Invoices for the work can be provided upon request. Additional upgrades include a new hot water tank (2024), and the home has been recently painted.

The complex features a spacious common green area, as well as private access to nearby shops, restaurants, and Co-op. With City Transit at your doorstep and quick access to the Glenmore Reservoir, extensive pathways, Southland Leisure Center, schools, Stoney Trail, and the mountains, this home combines comfort, convenience, and unbeatable value.

Come and experience the character and charm of this beautiful Oakwood Lane townhome — it's a rare find that won't last long!

Built in 1976

Essential Information

MLS® #	A2162022
Price	\$510,000
Sold Price	\$512,000
Bedrooms	3

Bathrooms	4.00
Full Baths	2
Half Baths	2
Square Footage	1,601
Acres	0.00
Year Built	1976
Type	Residential
Sub-Type	Row/Townhouse
Style	Townhouse
Status	Sold

Community Information

Address	40, 10030 Oakmoor Way Sw
Subdivision	Oakridge
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2V4S8

Amenities

Amenities	None
Parking Spaces	4
Parking	Double Garage Attached, Garage Door Opener, Heated Garage

Interior

Interior Features	Beamed Ceilings, Bidet, Ceiling Fan(s), High Ceilings, Kitchen Island, No Smoking Home, Separate Entrance
Appliances	Dishwasher, Electric Stove, Refrigerator, Washer/Dryer Stacked
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Brick Facing, Family Room, Wood Burning
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Balcony, Lighting, Private Yard
Lot Description	Backs on to Park/Green Space, Street Lighting, Private, Treed

Roof	Asphalt Shingle
Construction	Brick, Wood Frame, Wood Siding
Foundation	Poured Concrete

Additional Information

Date Listed	September 12th, 2024
Date Sold	October 3rd, 2024
Days on Market	21
Zoning	M-C1
HOA Fees	0.00

Listing Details

Listing Office	Royal LePage Solutions
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