

# \$255,000 - 205, 3 Somervale View Sw, Calgary

MLS® #A2163306

**\$255,000**

2 Bedroom, 1.00 Bathroom, 776 sqft

Residential on 0.00 Acres

Somerset, Calgary, Alberta

**\*ANOTHER Price Reduction!\*** Welcome to this charming adult living (18+) condominium that perfectly balances comfort, convenience, and serenity. Located in a vibrant community, this 2-bedroom, 1-bathroom home features an open layout that maximizes natural light and provides a spacious feel. The living area seamlessly flows into the modern kitchen and dining space, making it perfect for relaxing or entertaining guests. Step out onto the balcony where you'll be greeted by lush, green space—an ideal spot for morning coffee or evening relaxation. You'll also enjoy easy access to a variety of amenities, including shopping centers, schools, a leisure center, and the local library, all just a short walk or drive away. This home is well-maintained, ensuring a move-in-ready experience. A huge bonus is the heated underground parking, which not only protects your vehicle from the elements but also has enough space to accommodate a full-size truck. With all utilities included (except for internet) it's the perfect combination of modern living and practicality. Call your favourite realtor today and don't miss out!

Built in 1999

## Essential Information

MLS® # A2163306

Price \$255,000



Sold Price	\$247,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	776
Acres	0.00
Year Built	1999
Type	Residential
Sub-Type	Apartment
Style	Low-Rise(1-4)
Status	Sold

### Community Information

Address	205, 3 Somervale View Sw
Subdivision	Somerset
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Y4A9

### Amenities

Amenities	Park, Visitor Parking, Elevator(s), Secured Parking
Parking Spaces	1
Parking	Underground

### Interior

Interior Features	No Smoking Home
Appliances	Dishwasher, Electric Stove, Refrigerator, Window Coverings, Washer/Dryer Stacked
Heating	Baseboard
Cooling	None
# of Stories	3

### Exterior

Exterior Features	Balcony
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	September 14th, 2024
Date Sold	October 26th, 2024
Days on Market	42
Zoning	M-C1 d125
HOA Fees	73.50
HOA Fees Freq.	ANN

## **Listing Details**

Listing Office	RE/MAX Realty Professionals
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