

\$404,900 - 203, 1997 Sirocco Drive Sw, Calgary

MLS® #A2167335

\$404,900

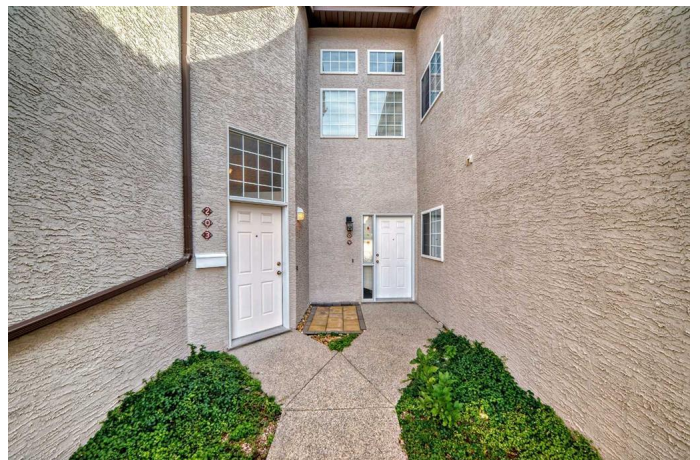
2 Bedroom, 2.00 Bathroom, 1,130 sqft

Residential on 0.00 Acres

Signal Hill, Calgary, Alberta

Beautiful 2 bed 2 bath townhome in desirable Signal Hill! Conveniently located just a 7-minute walk to Sunterra Market and Sirocco LRT station plus a quick 20-minute train ride downtown. The front entryway and single attached garage are on the ground floor. Step up to the bright and open plan bungalow-style home with the main living area, bedrooms, and bathrooms all on the same level with soaring vaulted ceilings in most of the home. The large kitchen offers pristine white cabinetry, stainless steel appliances, corner pantry, tile floor, a raised stool bar, and plenty of counterpace. A spacious dining area with room for a large table. Generous living room with a wood burning fireplace. French doors off the living room lead to the second bedroom with large East-facing windows. The impressive primary suite has a walk-in closet plus another double closet, a 5-pce ensuite with a bonus second vanity and sink separate from the tub/shower. A 3-pce main bathroom has a shower and both bathrooms have new low flow toilets. Convenient main floor laundry. Laminate flooring in the main living area and 2nd bedroom, carpet in the primary, and in-floor heat throughout. Step out to a private East-facing deck with a great sunrise view over the City! No furnace or hot water tank to maintain. Condo fees include heat, water, and recycling too.

Built in 1993



Essential Information

MLS® #	A2167335
Price	\$404,900
Sold Price	\$394,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,130
Acres	0.00
Year Built	1993
Type	Residential
Sub-Type	Row/Townhouse
Style	Bungalow
Status	Sold

Community Information

Address	203, 1997 Sirocco Drive Sw
Subdivision	Signal Hill
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H 3E6

Amenities

Amenities	Clubhouse
Parking Spaces	1
Parking	Single Garage Attached

Interior

Interior Features	Pantry, Closet Organizers, Jetted Tub, No Animal Home, No Smoking Home, Vaulted Ceiling(s), Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Refrigerator, Washer, Window Coverings, Range Hood
Heating	In Floor
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning
Basement	None

Exterior

Exterior Features	Balcony
Lot Description	Landscaped
Roof	Clay Tile
Construction	Stucco
Foundation	Poured Concrete

Additional Information

Date Listed	September 19th, 2024
Date Sold	October 29th, 2024
Days on Market	40
Zoning	M-C1
HOA Fees	0.00

Listing Details

Listing Office	Rhinorealty
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