

\$415,000 - 4205, 24 Hemlock Crescent Sw, Calgary

MLS® #A2175505

\$415,000

2 Bedroom, 2.00 Bathroom, 1,086 sqft

Residential on 0.00 Acres

Spruce Cliff, Calgary, Alberta

Set in the heart of peaceful Spruce Cliff, this beautiful condo in the private and treed Copperwood complex is a quiet retreat that caters to the active urban lifestyle, with location and convenience at the forefront, while still embracing a serene setting and proximity to nature. A rare find, this unit is bright, stylish, and well-maintained, and it has two titled underground parking stalls! As soon as you step into the building, you'll appreciate the newly renovated lobby, and the attractive aesthetic continues into the flat itself. A large entryway greets you with plenty of room for outerwear in the large double closet. A built-in office nook is fantastic for your work from home set up, and the home opens into a large living and dining area that faces a cozy gas fireplace. The kitchen is elegant in rich wood cabinetry with statement lighting overhead. A breakfast bar connects the space, allowing conversation to flow as you cook your signature dish for friends and family. On nice days, you'll enjoy opening the doors to the covered balcony to grill or dine al fresco as you take in picturesque sunsets to the west. The primary suite is expansive, with huge windows that bring in so much natural light. A walk-in closet and an ensuite complete your personal retreat. Across the unit, a big second bedroom is perfect for guests, and also includes a walk-in closet. The main bathroom is well-appointed, and there is also in-suite laundry. This apartment has two titled stalls in the heated underground parkade, which also



features assigned storage lockers, a car wash, and a well-outfitted workshop. Copper Club holds a number of well-planned amenities for residents, including a high-end fitness facility, and an owner's lounge and party room ideal for hosting larger social events. Guest suites and visitor parking are also available, making this one of the best equipped complexes in the city. Landscaped grounds are lovely to walk through, and the courtyard is a pleasant place to take a break and take in the surroundings. The Shaganappi Golf Course is right next door, and there are plentiful parks throughout the community. Within a block you can access walking paths that connect to the Bow River Pathway running through the entire city for hours of outdoor adventures and stunning scenery. Bicycle commuters love that they can be downtown in close to the same time as driving, which only takes 10 minutes. Westbrook Mall is in walking distance, offering a range of shopping and dining options, and transit in this community is fantastic, with the C-train station there as well. Nearby 17th Avenue is a popular destination for foodies, with some of the best restaurants in the city, and this well-connected neighbourhood has quick access to several primary routes, making it easy to visit friends, run errands, or head out into the mountains for your favourite activities. See this one today!

Built in 2002

Essential Information

MLS® #	A2175505
Price	\$415,000
Sold Price	\$408,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,086

Acres	0.00
Year Built	2002
Type	Residential
Sub-Type	Apartment
Style	Low-Rise(1-4)
Status	Sold

Community Information

Address	4205, 24 Hemlock Crescent Sw
Subdivision	Spruce Cliff
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3C 2Z1

Amenities

Amenities	Bicycle Storage, Car Wash, Clubhouse, Elevator(s), Fitness Center, Guest Suite, Parking, Party Room, Secured Parking, Storage, Trash, Visitor Parking, Workshop
Parking Spaces	2
Parking	Off Street, Parkade, See Remarks, Titled, Underground, Workshop in Garage

Interior

Interior Features	Breakfast Bar, Built-in Features, Ceiling Fan(s), No Smoking Home, See Remarks
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked, Window Coverings
Heating	In Floor
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room
# of Stories	4

Exterior

Exterior Features	Balcony
Construction	Brick, Stucco, Wood Frame

Additional Information

Date Listed	October 25th, 2024
Date Sold	November 12th, 2024
Days on Market	18
Zoning	DC
HOA Fees	0.00

Listing Details

Listing Office	Real Broker
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