

\$499,900 - 22 Sandarac Circle Nw, Calgary

MLS® #A2253877

\$499,900

2 Bedroom, 3.00 Bathroom, 1,367 sqft

Single Family on 0.00 Acres

Sandstone Valley, Calgary, Alberta

OPEN HOUSE on Sunday, October 12th from 12-2pm. Beautifully Updated Bungalow

Townhome in 55+ Adult Lifestyle

Community This larger-sized, end-unit

bungalow townhome blends comfort,

convenience, and community, all designed for the lifestyle you've been waiting for.

Located in a well-maintained, friendly 55+ complex, this home offers the perfect balance of private living and social connection. The

bright kitchen is both stylish and functional, featuring newer appliances, a corner sink that adds valuable counter space, quartz counters, and two newer windows above the sink that flood the space with natural light. The cozy

eating nook opens directly to your sunny south-facing deck with powered awning, creating an ideal spot to relax or entertain. The generous living and dining area

accommodates larger furniture and can easily be set up as one large great room or separated into formal living and dining spaces. Two main floor bedrooms, including a primary

suite with private ensuite, plus a second full bathroom, provide flexibility for guests or an office. Both bathrooms have been refreshed

with updated plumbing fixtures, taps, and toilets for a modern, move-in-ready feel. Main floor laundry adds everyday

convenience. Thoughtful updates throughout include luxury vinyl plank flooring, fresh paint, new trim, quartz counters, Poly-B plumbing replaced with PEX, and a newer garage door opener giving you peace of mind and



long-term value. The unfinished lower level is a fantastic opportunity for future development, a safe play space for grandchildren, or simply a large storage solution to keep everything organized. This home is very mobile friendly. It features a single-car garage with wheelchair lift and keypad entry ensures accessibility and security, while the driveway parking pad provides extra space for a second vehicle. Best of all, this complex offers more than just a home, it offers a lifestyle. The Hacienda Clubhouse hosts a variety of activities and gatherings each month, fostering a true sense of community and making it easy to connect with neighbours. Set in a quiet, established location close to shopping and amenities, this home is perfect for those ready to simplify life without sacrificing comfort, space, or connection. (id:6289)

Built in 1989

Essential Information

Listing #	A2253877
Price	\$499,900
Bedrooms	2
Bathrooms	3.00
Square Footage	1,367
Acres	0.00
Year Built	1989
Type	Single Family
Sub-Type	Condominium/Strata
Style	Bungalow

Community Information

Address	22 Sandarac Circle Nw
Subdivision	Sandstone Valley
City	Calgary
Province	Alberta
Postal Code	T3K3G7

Amenities

Amenities	Park, Playground, Recreation Nearby, Schools, Shopping, Clubhouse, Recreation Centre
Features	Other, No neighbours behind, No Animal Home, No Smoking Home, Parking
Parking Spaces	2
Parking	Attached Garage, Carport
# of Garages	2

Interior

Appliances	Washer, Refrigerator, Dishwasher, Stove, Dryer, Freezer, Microwave Range Hood Combo, Window Coverings
Heating	Natural gas Forced air
Cooling	None
# of Stories	1
Has Basement	Yes

Exterior

Exterior	Stucco
Exterior Features	Landscaped
Construction	Wood frame
Foundation	Poured Concrete

Listing Details

Listing Office	RE/MAX Realty Professionals
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