

\$519,900 - 153 Yorkville Avenue Sw, Calgary

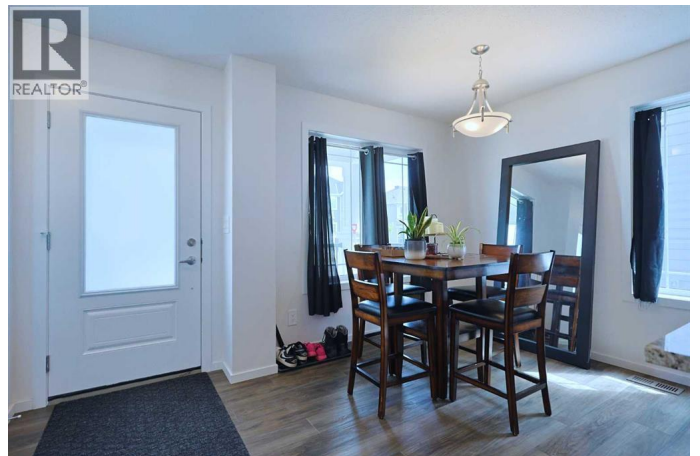
MLS® #A2255694

\$519,900

3 Bedroom, 3.00 Bathroom, 1,527 sqft
Single Family on 0.04 Acres

Yorkville, Calgary, Alberta

This is your chance to make your home in the vibrant Southwest Calgary community of Yorkville in this fantastic townhome from Mattamy Homes. With no monthly maintenance fees, this lovely two storey end unit has vinyl plank floors & granite counters, 3 bedrooms + bonus room, 2.5 bathrooms & attached 2 car garage. Bright & airy floorplan featuring open concept dining area with windows on 2 sides, inviting living room & maple kitchen with granite counters & centre island, pantry & Samsung stainless steel appliances. Head on upstairs to 3 great-sized bedrooms & 2 full baths, with a bonus room area in between. The primary bedroom has a walk-in closet & its own private ensuite. The unspoiled lower level offers tremendous potential for future developmentâ€”perfect space for another bedroom, rec room & bathroom. Additional features include the 2nd floor laundry room with Samsung washer & dryer, hot/cold water taps in the garage, covered front porch & durable Hardie Board exterior. A park & stormwater pond with winding trails are both within walking distance, & the Yorkville Park with its playground & skate park is just minutes away. Quick access to both 194 Avenue & Sheriff King Street means you are only a short drive to area shopping & Spruce Meadows, & Stoney & MacLeod Trails are a short hop, skip & away so you are within easy reach to major retail centers & schools, Sikome Lake & Fish Creek Park, South Health Campus & downtown!



(id:6289)

Built in 2022

Essential Information

Listing #	A2255694
Price	\$519,900
Bedrooms	3
Bathrooms	3.00
Half Baths	1
Square Footage	1,527
Acres	0.04
Year Built	2022
Type	Single Family
Sub-Type	Freehold

Community Information

Address	153 Yorkville Avenue Sw
Subdivision	Yorkville
City	Calgary
Province	Alberta
Postal Code	T2X4K4

Amenities

Amenities	Park, Playground, Shopping
Features	Back lane
Parking Spaces	2
Parking	Attached Garage
# of Garages	2

Interior

Appliances	Washer, Refrigerator, Dishwasher, Stove, Dryer, Hood Fan, Window Coverings
Heating	Natural gas Forced air
Cooling	None
# of Stories	2

Exterior

Exterior Features	Landscaped
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Foundation

Poured Concrete

Listing Details

Listing Office

Royal LePage Benchmark



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