

\$739,900 - 2347, 2330 Fish Creek Boulevard Sw, Calgary

MLS® #A2265527

\$739,900

2 Bedroom, 2.00 Bathroom, 1,051 sqft

Single Family on 0.00 Acres

Evergreen, Calgary, Alberta

Welcome to Sanderson Ridge â€” proudly recognized as the Canadian Condominium Institute â€” South Alberta Chapter 2023 â€œCondo of the Yearâ€•! Perfectly nestled along the edge of Fish Creek Park, this award-winning community offers direct access to miles of scenic walking, hiking, and cycling trails â€” a true nature loverâ€™s paradise right at your doorstep. Step inside this immaculate, like-new suite and youâ€™ll immediately appreciate the thoughtful open-concept design, soaring 9.5-foot ceilings, and high-end finishes throughout. The spacious foyer leads to a gourmet kitchen featuring quartz countertops, elegant Santino Bianco porcelain tile backsplash, Blanco Precis double undermount sink, and a full suite of premium stainless steel appliances including a gas range, stainless hood fan, Bosch dishwasher, microwave drawer, and French-door refrigerator with water and ice. The inviting living area opens to a generous private balcony â€” ideal for your morning coffee or an evening barbecue, complete with a natural gas hookup. Your primary suite offers a peaceful retreat with a spacious walk-through custom closet and a spa-inspired ensuite featuring double sinks and quartz counters. A second bedroom and full bathroom, plus a convenient in-suite laundry with washer and dryer, complete the layout. Enjoy year-round comfort with central air conditioning, and rest easy knowing all utilities are included in the condo fees. This



unit is part of the newest wing, completed in 2022, and includes a tiled heated underground parking stall with secure storage locker. Sanderson Ridge is renowned for its exceptional amenities – an impressive array that rivals any resort: a swimming pool, hot tub, steam room, fitness area, bowling alley, movie theatre, woodworking shop, craft room, wine cellar, billiards room, and even two car wash bays. The building’s Hardie board siding and tiled roofing showcase the same quality craftsmanship you’ll find throughout this beautiful home. Experience luxury, lifestyle, and community – all in one award-winning address. Welcome home to Sanderson Ridge – Calgary’s premier 40+ adult community. (id:6289)

Built in 2022

Essential Information

Listing #	A2265527
Price	\$739,900
Bedrooms	2
Bathrooms	2.00
Square Footage	1,051
Acres	0.00
Year Built	2022
Type	Single Family
Sub-Type	Condominium/Strata

Community Information

Address	2347, 2330 Fish Creek Boulevard Sw
Subdivision	Evergreen
City	Calgary
Province	Alberta
Postal Code	T2Y0L1

Amenities

Amenities	Schools, Shopping, Car Wash, Exercise Centre, Guest Suite, Swimming, Other, Party Room, Recreation Centre, Whirlpool
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Features	See remarks, Other, Guest Suite, Gas BBQ Hookup, Parking
Parking Spaces	1
Parking	Garage, Heated Garage, See Remarks
# of Garages	1

Interior

Appliances	Washer, Refrigerator, Range - Gas, Dishwasher, Dryer, Microwave, Hood Fan, Window Coverings
Heating	Natural gas
Cooling	Central air conditioning
# of Stories	4

Exterior

Exterior	Composite Siding, Log, Stone
Construction	Log, Wood frame
Foundation	Poured Concrete

Listing Details

Listing Office CIR Realty



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Listing information last updated on October 21st, 2025 at 3:16pm PDT