\$549,900 - 169 Aspen Hills Villas Sw, Calgary

MLS® #A2193343

\$549,900

2 Bedroom, 3.00 Bathroom, 1,221 sqft Residential on 0.00 Acres

Aspen Woods, Calgary, Alberta

OPEN HOUSE SATURDAY (MAR 22)

1:00-4:00 PM. Discover this beautifully 2-bedroom, 2.5-bathroom townhouse in the desirable Aspen wood community. This cozy home offers an open-concept main floor with hardwood flooring, a modern kitchen with quartz countertops, and a spacious island with seatingâ€"perfect for entertaining. A unique multi-functional nook with a window offers a versatile space that can be used as a dining area, home office, or reading nook, filling the home with natural light. Upstairs, you'II find two large bedrooms with walk-in closets and four-piece bathrooms. An office area provides an additional area for work or study. The double-attached tandem garage provides parking for two vehicles. The basement has a lot of extra storage or space for a home gym. Enjoy a prime location facing green space, just steps from Aspen Landing shopping center (1km), top-rated schools (Webber Academy 1.1km, Rundle College 2km, Ernest Manning 2.6km, Dr.Robert Bondar School 2.2km, etc.), parks, bike trails, and transit, with easy access to downtown and the mountains.

You will experience the perfect blend of comfort, style, and convenienceâ€"book your showing to see your home today!







Built in 2007

Essential Information

MLS® # A2193343

Price \$549,900

Bedrooms 2

Bathrooms 3.00

Full Baths 2

Half Baths 1

Square Footage 1,221

Acres 0.00

Year Built 2007

Type Residential

Sub-Type Row/Townhouse

Style 2 Storey
Status Active

Community Information

Address 169 Aspen Hills Villas Sw

Subdivision Aspen Woods

City Calgary
County Calgary
Province Alberta
Postal Code T3H 0H8

Amenities

Amenities Playground, Trash, Visitor Parking

Utilities Electricity Available, Natural Gas Available, Water Available, Cable

Available

Parking Spaces 2

Parking Double Garage Attached, Garage Door Opener, Electric Gate, Garage

Faces Rear

of Garages 2

Interior

Interior Features Breakfast Bar, Ceiling Fan(s), Kitchen Island, No Smoking Home, Open

Floorplan, Pantry, Quartz Counters, Separate Entrance, Storage,

Walk-In Closet(s)

Appliances Dishwasher, Electric Oven, Electric Stove, Microwave Hood Fan,

Refrigerator, Washer/Dryer, Window Coverings

Heating Forced Air, Natural Gas

Cooling Full Has Basement Yes

Basement Full, Partially Finished

Exterior

Exterior Features Private Yard

Lot Description Back Lane, Landscaped, Low Maintenance Landscape

Roof Asphalt Shingle

Construction Brick, Stucco, Vinyl Siding, Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed February 10th, 2025

Days on Market 53

Zoning DC (pre 1P2007)

Listing Details

Listing Office TrustPro Realty

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