



## 60 Sierra Morena Landing Calgary Alberta

\$599,900

OPEN HOUSE Sunday January 7th 2-4pm -STUNNING MOUNTAIN VIEWS - TOP FLOOR PENTHOUSE WITH LOFT - AIR CONDITIONED - ALMOST 2000 SQ.FT. A rare find at The Tudors - A two-storey end unit penthouse in the desired Tudors of Signal Hill, is everything you thought you would never find in a condo! Self-managed by a group of very hardworking owner volunteers the Tudors is a friendly and inviting place to call home. Offering almost 2000 sq.ft, 2 bedrooms and den this open concept suite offers a functional layout with low maintenance and provides the lock-and-go lifestyle you have dreamed of. You are welcomed by a large entry and huge windows with unobstructed mountain views to the west. The kitchen is centrally located with a raised eating bar and open to both the living and dining rooms. The kitchen is complete with maple cabinets, granite counter tops, stainless steel appliances and walk-in pantry. The massive primary bedroom has a large walk-in closet and an ensuite with dressing table and soaker tub. The office and second bedroom occupy the far corners of this thoughtful floorplan. Both rooms are bright and sunny and are close to the main bathroom and laundry. The loft is a showstopper, at 500 plus sq.ft. this beautiful second level would make a wonderful place to entertain, work on your favourite hobby or relax. The large covered private west facing balcony is a perfect place to relax, watch the stunning sunsets and bbq (natural gas line included) for family and friends. Beyond the condo walls you also own two titled underground parking spaces with additional storage in front in addition to an another enormous, assigned storage unit. This well managed and friendly community includes all the luxuries of the Tudors Lifestyle including a Private Gym, Residents Club with Games Area and private function rooms. Additional Amenities include a car wash, woodworking a...

Loft 27.75 Ft x 21.67 Ft

4pc Bathroom 5.92 Ft x 8.42 Ft

5pc Bathroom 8.17 Ft x 13.92 Ft

Bedroom 13.75 Ft x 12.42 Ft

Dining room 15.75 Ft x 8.92 Ft

Foyer 11.67 Ft x 12.83 Ft

Kitchen 11.42 Ft x 11.08 Ft

Living room 21.50 Ft x 12.75 Ft

Office 11.67 Ft x 8.92 Ft

Primary Bedroom 20.83 Ft x 16.75 Ft

Storage 5.00 Ft x 1.75 Ft

Listing Presented By:



Originally Listed by:  
REAL ESTATE PROFESSIONALS  
INC.

<http://bloomgroup.ca/>



**Real Estate Professionals Inc.**

202, 5403 CROWCHILD TRAIL  
N.W., Calgary, AB, T3B4Z1

Phone: 403-547-4102  
cm.mackenzie@shaw.ca