

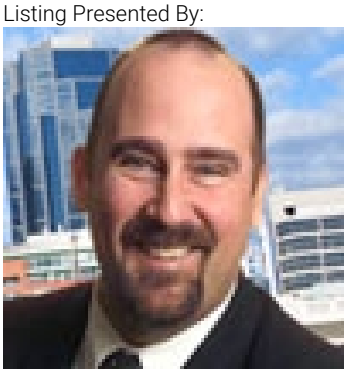
154 Yorkville Road Calgary Alberta

$487,500

Stylish Townhouse in Yorkville - NO CONDO FEES! GREEN SPACE, SOUTH FACING HOME! Discover modern living in this beautifully upgraded 3-bedroom, 2.5-bathroom townhouse, ideally situated in the vibrant community of Yorkville SW. Over 1435 sq ft of thoughtfully designed Living space, this home perfectly blends style, comfort, and convenience. The main floor showcases a sleek, contemporary kitchen featuring gorgeous upgraded cabinets, quartz countertops, top brand stainless steel appliances, and elegant luxury vinyl plank flooring throughout. The open-concept layout flows seamlessly for everyday living and entertaining. Upstairs, enjoy the spacious primary suite includes an upgraded 4-piece ensuite and walk-in closet, while two additional bedrooms share a second full bathroom. Primary suite is with a balcony. Upper-level laundry adds everyday convenience. Stay cool in the summer with central A/C and enjoy clean, softened water year-round . The unfinished basement with rough-in plumbing offers a blank canvas, ready for a home gym, media room, office or extra living space whenever you are ready to build it out. A mudroom and powder room are discretely positioned at the back, maximizing both functionality and living space, connecting to a full-sized large double garage facing rear that can accommodate extra storage space. This house is facing South, to a large green space with walk area. Plenty of street parking makes hosting easy. The electrical panel keeps the home ready for EV charging or future upgrades. Conduits are ready for future Solar Panel installation if you want one. The location is fantastic, with quick access to McLeod, Stoney Trail, Somerset/Bridlewood C-Train station, CBE School, Legacy Township shopping, and future Belmont Library and field house (completion 2027) - this home offers unbeatable connectivity! Yorkville is a growing community with C...

2pc Bathroom 6.00 Ft x 4.92 Ft
Living room 10.58 Ft x 12.00 Ft
Dining room 9.83 Ft x 8.08 Ft
4pc Bathroom 12.50 Ft x 4.92 Ft
Bedroom 9.50 Ft x 12.50 Ft
Bedroom 10.50 Ft x 9.08 Ft
5pc Bathroom 10.08 Ft x 8.08 Ft
Primary Bedroom 13.67 Ft x 10.58 Ft

Listing Presented By:



Originally Listed by:
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