



2330 Fish Creek Boulevard Calgary Alberta

\$849,900

Welcome to Sanderson Ridge, a 40+ community where maintenance-free living feels more like a resort than a condo. PLUS Your condo fee includes ALL utilities. This premium 2018-built end unit on the third floor shows like brand new & offers an exceptional combination of space, natural light, privacy & one of the most desirable locations within the complex. W/ west & south exposures overlooking the quiet SW courtyard, the suite is embraced by large windows & filled W/ natural light throughout the day. Step outside onto the covered west-facing patio, a peaceful, private-feeling space to unwind W/ your evening tea & W/ a gas hook-up for BBQ-ing! Inside, 9' ceilings & engineered hardwood floors enhance the sense of space, while the generous floor plan offers flexibility rarely found in condo living. The full-size gourmet kitchen features a large quartz island, abundant full-height cabinetry & storage, including a pantry W/ pull-out drawers, beautiful tiled backsplash & stainless steel appliances, including a gas range, French-door refrigerator W/ water & ice dispenser, microwave drawer, dishwasher & stylish hood fan. There is plenty of room for dining & entertaining, multiple options for arranging your living area, plus a dedicated space ideal for a home office or workspace. This is condo living W/ a feeling of abundant space. TWO spacious bedrooms are thoughtfully positioned on opposite sides of the suite, providing excellent separation & privacy for owners & guests. The primary includes a large walk-through closet & 4-pc ensuite W/ glass shower & floor-to-ceiling tile. A second full bathroom, generous in-suite laundry room & California Closets throughout provide excellent everyday function & storage. Bedrooms are finished W/ carpet for added comfort, while central A/C keeps the suite comfortable throughout the summer. The suite also comes W/ TWO titled, side-by-side park...

Primary Bedroom 14.17 Ft x 10.83 Ft

Bedroom 13.42 Ft x 10.83 Ft

Kitchen 9.08 Ft x 15.92 Ft

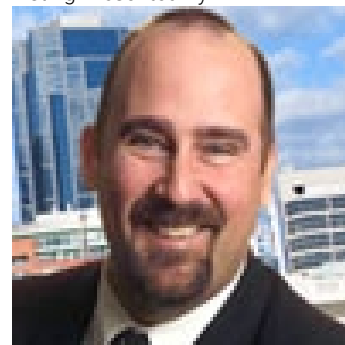
4pc Bathroom 8.75 Ft x 8.58 Ft

Living room 12.67 Ft x 16.67 Ft

Dining room 16.50 Ft x 13.00 Ft

4pc Bathroom 9.00 Ft x 7.75 Ft

Listing Presented By:



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RE/MAX Realty Professionals

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