



335 Nolanfield Villas Calgary Alberta

\$525,000

Enjoy privacy and tranquility in this fantastic townhome backing onto the ravine with sprawling, unobstructed views. Offering 3 bedrooms, 2.5 bathrooms, a flex space, 1,551 sq ft of refined living space, amazing outdoor space, and an oversized tandem attached garage! The functional, open floor plan boasts soaring 9-foot ceilings throughout the main floor, an abundance of natural light, and sophisticated, timeless finishes. The bright kitchen is showcased by tons of cabinets + counter space, pantry & newer stove - perfect for the at-home gourmet. Flowing seamlessly from the kitchen and dining area is the comfortable living room with access to your sunny balcony backing the ravine -the perfect place to savor your morning coffee/evening drink and take in the amazing Northern Lights. Completing the main floor is a functional flex area, and 2-piece powder room. Upstairs, you'll find 3 generously sized bedrooms, including the primary suite with its own 3-piece ensuite(stand up shower) and spacious walk-in closet. The upstairs washer and dryer add convenience and practicality to laundry day. The oversized tandem garage can easily accommodate 2 vehicles and offers an abundance of additional storage. Nolanfield Villas is a well-managed, pet-friendly (with board approval) complex with low condo fees. Offering quick access to Beacon Hill, Stoney Trail, Nolan Hill Shopping Center, and an array of local amenities. Explore the countless parks, playgrounds, walking paths, and nearby schools. This is your opportunity to own the serenity of ravine living combined with the convenience of urban amenities. Come experience a low-maintenance lifestyle in an unbeatable location! (id:6769)

2pc Bathroom 1.50 M x 1.58 M
 Dining room 3.10 M x 3.58 M
 Kitchen 3.51 M x 4.98 M
 Living room 6.15 M x 3.07 M
 3pc Bathroom 2.44 M x 2.26 M
 4pc Bathroom 2.44 M x 1.50 M

Bedroom 3.00 M x 3.10 M
 Bedroom 3.23 M x 3.00 M
 Laundry room .97 M x 1.02 M
 Primary Bedroom 3.51 M x 4.32 M
 Foyer 1.22 M x 2.44 M
 Furnace 2.29 M x 3.12 M

Listing Presented By:



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 Century 21 Bamber Realty LTD.

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