



428 Nolan Hill Drive Calgary Alberta

\$429,999

The DEAL in Nolan Hill Stylish and Modern Townhouse Condo in the Heart of Nolan Hill. Welcome to this exceptional two-bedroom, 2.5-bathroom townhouse condo nestled in the quiet NW community of Nolan Hill. This beautifully designed home offers the perfect blend of contemporary comfort and everyday convenience, making it ideal for professionals, small families, or savvy investors. Enter this home from your attached garage or the front entry and make your way up to the bright and open main floor featuring durable vinyl plank flooring and soaring ceilings that enhance the sense of space and light. The thoughtfully designed kitchen is a modern chef's dream, complete with quartz countertops, stainless steel appliances, and a corner pantry that provides ample storage. Whether you're cooking a casual meal or entertaining guests, this kitchen is built to impress. The living and dining areas flow seamlessly onto the spacious south-facing balcony (10.5' x 10.5'), offering a sunny spot for morning coffee or evening relaxation. & DOESN'T STARE INTO YOUR NEIGHBOURS BALCONY. A convenient two-piece powder room rounds out the main level. Upstairs, both bedrooms are generously sized with plush carpet and each features a private four-piece ensuite bathroom and walk-in closet--an ideal layout for roommates, guests, or growing families. With dual primary suites, privacy and comfort are never compromised. The single-car finished garage provides secure parking and additional storage, while the lower level utility room is equipped with a high-efficiency furnace and hot water tank, keeping your home comfortable and energy efficient year-round. Located just minutes from major shopping centers, schools, walking paths, and public transit, this pet-friendly complex delivers on location and lifestyle. And for those looking for a move-in-ready option, furniture is available and negotiable....

Primary Bedroom 10.33 Ft x 12.00 Ft
 Bedroom 10.17 Ft x 10.33 Ft
 4pc Bathroom .00 Ft x .00 Ft
 4pc Bathroom .00 Ft x .00 Ft
 Other 3.83 Ft x 14.08 Ft

Kitchen 9.25 Ft x 13.08 Ft
 Dining room 7.50 Ft x 10.50 Ft
 Living room 11.25 Ft x 14.33 Ft
 2pc Bathroom .00 Ft x .00 Ft

Listing Presented By:



Originally Listed by:
 TREC The Real Estate Company

<http://www.ronoshea.ca/>

RE/MAX Realty Professionals

#10, 6020 - 1A ST SW , Calgary, AB,

Phone: 403-259-4141
 darylcarlson@shaw.ca