



6868 Sierra Morena Boulevard Calgary Alberta

\$375,000

Welcome to Sierras West I in Signal Hill, a highly sought-after 40+ adult community where comfort and lifestyle come together. This beautifully maintained 1,013 sq. ft. top-floor condo features knockdown vaulted ceilings, abundant natural light, and a thoughtfully designed layout with 2 bedrooms, 2 bathrooms, and a bright south-facing enclosed sunroom for year-round enjoyment. A spacious foyer with a double mirrored closet leads into the heart of the home. The kitchen offers a ceramic tile backsplash, white appliances, a pantry, and plenty of cabinetry, opening seamlessly to the dining area and a large living room with a cozy corner gas fireplace. The primary suite is generously sized with a walk-in closet, a 4-piece ensuite, and soft carpet flooring. The second bedroom with laminate flooring works well as either a guest room or home office. A laundry room with built-in shelving and a 3-piece bathroom complete the floor plan. Additional features include air conditioning in livingroom, TWO underground parking stalls, and TWO storage lockers. Condo fees conveniently cover all utilities. Sierras West I offers outstanding amenities including an indoor pool and hot tub, fitness centre, billiards, woodworking shop, party rooms, a car wash bay, and guest suites. Residents also enjoy a welcoming sense of community while staying close to everything, from Westhills Shopping Centre and Cineplex Cinemas to restaurants, parks, walking paths, and Griffith Woods Park. This is a rare opportunity to own a bright and spacious home in one of Signal Hill's most desirable communities. (id:6769)

3pc Bathroom 6.17 Ft x 7.92 Ft
4pc Bathroom 7.58 Ft x 7.33 Ft
Bedroom 9.67 Ft x 12.58 Ft
Dining room 8.08 Ft x 10.17 Ft

Kitchen 10.08 Ft x 10.08 Ft
Laundry room 7.92 Ft x 5.17 Ft
Primary Bedroom 11.33 Ft x 16.08 Ft
Sunroom 11.83 Ft x 7.67 Ft

Listing Presented By:



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