

# **\$524,900 - 105 Sienna Park Green Sw, Calgary**

MLS® #A2205983

**\$524,900**

2 Bedroom, 3.00 Bathroom, 1,224 sqft

Residential on 0.07 Acres

Signal Hill, Calgary, Alberta

Beautiful bungalow villa with fully developed walk out basement. Sunny south back exposure. Two outdoor deck living areas. Entry, kitchen and dining room with hardwood floors. Large front closet. Front kitchen nook with bay window, bright and cheery. Kitchen has generous rich oak cabinets and plenty of counter space. Kitchen opens to the dining room and living room area with soaring vaulted ceilings. Dining room is perfect for large family gatherings. Living room has garden door to deck area. Deck has dura deck covering and powder coated railing. Next to the living room is a large flex room, currently used as a den, hardwood floors, large window for lots of light. In the hall is entry to separate laundry room area and a 4 pce bath. End of the hall is your spacious primary bedroom with lots of closet space and a 3 pce ensuite. This bedroom has a large south facing bay window. Down the stairs to the fully developed walk out. Huge family room with corner gas fireplace, wet bar, garden doors to large out covered deck area. Also large bedroom and 3 pce bath. The utility furnace area offers extra storage. There is also a cold storage area and a hobby room/office. Original owners. Clubhouse offers games, social rooms, gym. Visitor parking directly across from the unit. The unit backs onto a central green area.

Built in 1997

## **Essential Information**



MLS® #	A2205983
Price	\$524,900
Bedrooms	2
Bathrooms	3.00
Full Baths	3
Square Footage	1,224
Acres	0.07
Year Built	1997
Type	Residential
Sub-Type	Row/Townhouse
Style	Bungalow
Status	Active

### Community Information

Address	105 Sienna Park Green Sw
Subdivision	Signal Hill
City	Calgary
County	Calgary
Province	Alberta
Postal Code	t3h 3n7

### Amenities

Amenities	Clubhouse, Fitness Center, Parking, Party Room, Visitor Parking
Parking Spaces	4
Parking	Double Garage Attached, Driveway, Garage Door Opener
# of Garages	2

### Interior

Interior Features	Bar, High Ceilings, No Animal Home, No Smoking Home, Storage, Vaulted Ceiling(s)
Appliances	Dishwasher, Electric Stove, Garage Control(s), Range Hood, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room, Gas, Tile
Has Basement	Yes
Basement	Finished, Full, Walk-Out

**Exterior**

Exterior Features	Courtyard
Lot Description	Close to Clubhouse
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

**Additional Information**

Date Listed	April 2nd, 2025
Days on Market	27
Zoning	M-C1

**Listing Details**

Listing Office	RE/MAX Realty Professionals
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