

\$234,900 - 1113, 315 Southhampton Drive Sw, Calgary

MLS® #A2211288

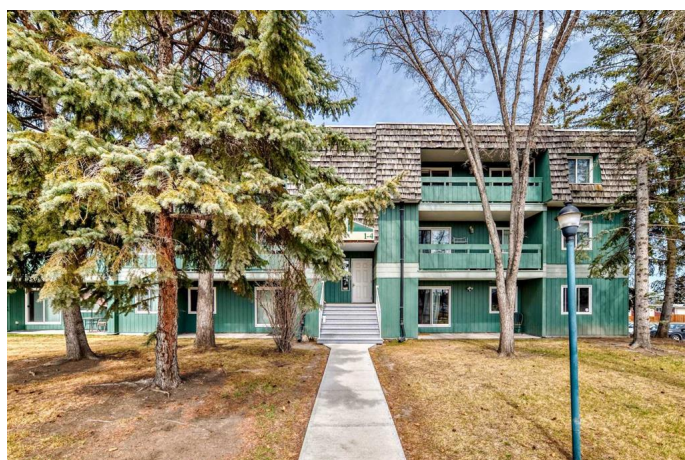
\$234,900

2 Bedroom, 1.00 Bathroom, 820 sqft

Residential on 0.00 Acres

Southwood, Calgary, Alberta

AFFORDABLE HOUSING at it's best. LOCATION, LOCATION, LOCATION! Welcome to your dream home under \$240K, where luxury meets convenience! This stunning ground floor unit with SUNNY SOUTHWEST FACING PATIO offers an exceptional living experience with its spacious layout, renovations, & incredible outdoor space. Prepare to be amazed as you step into a space that has been transformed with thoughtful attention to detail & upgrades that make this home truly extraordinary. Laminate and tile flooring add a touch of elegance to every room. A chef's delight kitchen with totally functional cooking space awaits you. Granite countertops & a trendy backsplash. With TWO sinks, the 5 piece bathroom has been tastefully renovated, featuring a QUARTZ vanity & upgraded fixtures. Admire the tiled fireplace, adding a cozy ambiance to the living area. Neutral color on walls throughout the unit provide a clean & inviting canvas for your personal style. Find convenience in the in-suite storage, complemented by an additional outside storage space on the huge 18 feet by 6 feet patio. One assigned parking stall ensures hassle-free parking. Low condo fees cover heat, water, parking stall, snow removal, lawn mowing, exterior maintenance & provide access to the gym, tennis court & party room. Enjoy the tranquility of the ground floor location, offering easy access to the outdoors & a sense of spaciousness. Ideally situated in central South West close to the Anderson LRT



Station/transit, Southcenter/Chinook Malls, Fish Creek Park & Glenmore Reservoir. Public transit bus stops right outside the complex, ensuring easy commuting options. Rest easy knowing that the building is well-managed with a healthy reserve fund. This ensures peace of mind & a worry-free living experience. In addition, this unit will not require cosmetic upgrading for years to come, saving you time, money & stress of working with trades. Southwood is a highly desirable, established central SW neighborhood known for its proximity to all the amenities. Take a leisurely stroll or bike ride through the picturesque Fish Creek Park, embracing nature's beauty at your doorstep. This exceptional unit offers extreme value, combining beautiful renovations, a fantastic location & an unbeatable price. It is a must-see for anyone seeking a stylish & comfortable home. Own a property that's TURN KEY - MOVE IN READY! Save yourself from the stress of working with trades & the high cost of renovations in this current era of inflation. This unit is an absolute must-see. Contact your realtor today to arrange a viewing & secure your chance to own this remarkable & comfortable property. Don't wait, as this opportunity won't be available for long!

Built in 1976

Essential Information

| | |
|----------------|-------------|
| MLS® # | A2211288 |
| Price | \$234,900 |
| Bedrooms | 2 |
| Bathrooms | 1.00 |
| Full Baths | 1 |
| Square Footage | 820 |
| Acres | 0.00 |
| Year Built | 1976 |
| Type | Residential |

| | |
|----------|-------------------|
| Sub-Type | Apartment |
| Style | Single Level Unit |
| Status | Active |

Community Information

| | |
|-------------|--------------------------------|
| Address | 1113, 315 Southampton Drive Sw |
| Subdivision | Southwood |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T2W 2T6 |

Amenities

| | |
|----------------|--|
| Amenities | Playground, Storage, Clubhouse, Coin Laundry |
| Parking Spaces | 1 |
| Parking | Stall, Outside, Plug-In |

Interior

| | |
|-------------------|--|
| Interior Features | No Smoking Home, Storage, Walk-In Closet(s) |
| Appliances | Dishwasher, Electric Stove, Refrigerator, Window Coverings |
| Heating | Baseboard, Natural Gas |
| Cooling | None |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | None |
| # of Stories | 3 |

Exterior

| | |
|-------------------|---|
| Exterior Features | Balcony, Playground, Storage, Basketball Court, Tennis Court(s) |
| Construction | Wood Frame, Wood Siding |

Additional Information

| | |
|----------------|------------------|
| Date Listed | April 12th, 2025 |
| Days on Market | 15 |
| Zoning | M-C1 |

Listing Details

| | |
|----------------|-----------------|
| Listing Office | URBAN-REALTY.ca |
|----------------|-----------------|

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