



\$ 400,000.00

316 223 TUSCANY SPRINGS BOULEVARD NW CALGARY

<https://paulbrinton.com>

Welcome to the Sierras of Tuscany...the highly-coveted 40+ adult community offering the maintenance-free lifestyle you've been searching for. This prime location is just steps to the LRT station & only moments to the Tuscany Club & Market. Every day you will wake up to spectacular Mountain and Ravine Views from...

- 1 bed
- 2 baths
- Apartment
- Residential
- Active

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BASIC FACTS

Style: Apartment

MLS ® #: A1153037

Type: Apartment

Bedrooms: 1

Status: Active

Year built: 2001

Parking: Underground

Post Updated: 2021-11-24 20:58:13

Bathrooms: 2

Bedrooms Above Grade: 1

Date added: 11/19/21

Area: 0.00 sq ft

County Or Parish: Calgary

CONDO TYPE: Conventional

PROPERTY FEATURES

Total Parking: 1

Flooring: Hardwood,See Remarks

Fireplace Features: Gas

Exterior Features: None

District: CAL Zone NW

Fireplace: 1

Association Amenities:

Clubhouse,Elevator(s),Gazebo,Guest

Suite,Indoor Pool,Park,Party

Room,Playground,Pool,Recreation

Facilities,Recreation Room,Secured

Parking,Snow Removal,Storage,Trash,Visitor

Parking,Workshop

Community Features:

Clubhouse,Golf,Park,Schools

Nearby,Playground,Pool,Sidewalks,Street

Lights,Tennis Court(s),Shopping Nearby

Fencing: Fenced

Cooling: Central Air



Inclusions: None

Interior Features: Bookcases,Breakfast Bar,Built-in Features,High Ceilings,Kitchen Island,Laminate Counters,No Animal Home,No Smoking Home

Lot Features: Backs on to Park/Green Space,Close to Clubhouse

Roof Type: Clay Tile

Heating Type: Baseboard,Natural Gas

PROPERTY INFORMATION

Levels: Single Level Unit

Laundry features: In Unit

Zoning: M-C1 d125

Transaction Type: For Sale

List Price Square Foot: \$ 376.39

Title Land: Fee Simple

Photo Count: 44

Rooms Above Grade: 6

Unit Exposure: NE

Unit Number: 316

Construction Materials: Brick,Stucco,Wood
Suite: No Frame

Appliances: Dishwasher,Electric Stove,Microwave Hood Fan,Refrigerator,Washer/Dryer,Window Coverings

Living Area SF: 1062.74

Subdivision Name: Tuscany

Structure Type: Low Rise (2-4 stories)

Restrictions: Adult Living,Board Approval,Easement Registered On Title,Pet Restrictions or Board approval Required

