



\$ 519,000.00

## 4073 32 AVENUE NW CALGARY

<https://paulbrinton.com>

Move in to this luxury townhome this January at the Ivy in the sought-after University District. The Viridian by Brookfield is part of an exclusive collection of refined townhomes which features a private front entrance, double attached garage & stunning interior finishes that will exceed your expectations. Right in the...

- 2 beds
- 3 baths
- Row/Townhouse
- Residential
- Active

Image not found of type unknown



## BASIC FACTS

**Style:** 3 Storey

**MLS ® #:** A1129952

**Type:** Row/Townhouse

**Bedrooms:** 2

**Baths Half:** 1

**Status:** Active

**Year built:** 2019

**Parking:** Double Garage Attached

**Post Updated:** 2021-11-26 08:26:20

**Bathrooms:** 3

**Bedrooms Above Grade:** 2

**Date added:** 07/26/21

**Two Piece Bath:** 1

**Area:** 0.00 sq ft

**County Or Parish:** Calgary

**CONDO TYPE:** Conventional

## PROPERTY FEATURES

**Furnished YN:** Unfurnished

**Total Parking:** 2

**Association Amenities:** Storage,Visitor Parking

**Exterior Features:** Playground,Private Entrance,Storage

**District:** CAL Zone NW

**Interior Features:** Breakfast Bar,No Animal Home,No Smoking Home,Open Floorplan,See Remarks,Stone Counters,Walk-In Closet(s)

**Roof Type:** Asphalt Shingle

**Garage YN:** Yes

**Flooring:** Carpet,Ceramic Tile,Hardwood

**Community Features:** Schools Nearby,Playground,Shopping Nearby

**Fencing:** None

**Cooling:** None

**Lot Features:** Landscaped

**Heating Type:** Forced Air,Natural Gas

## PROPERTY INFORMATION



**Basement:** See Remarks, Separate/Exterior Entry, Unfinished

**Levels:** Three Or More

**Laundry features:** Laundry Room

**Zoning:** DC

**Transaction Type:** For Sale

**List Price Square Foot:** \$ 448.66

**Title Land:** Leasehold

**Photo Count:** 37

**Rooms Above Grade:** 4

**Unit Exposure:** S

**Construction Materials:**

**Suite:** No

Asphalt,Brick,Composite Siding,Wood Frame

**Foundation:** Poured Concrete

**Appliances:** Dryer,Electric Cooktop,ENERGY STAR Qualified Dishwasher,ENERGY STAR Qualified Refrigerator,Garage Control(s),Microwave Hood Fan,Refrigerator,Washer

**Living Area SF:** 1162.00

**Subdivision Name:** University District

**Structure Type:** Five Plus

