



\$ 449,800.00

509 PATTERSON VIEW SW CALGARY

<https://paulbrinton.com>

Move right into this fully finished Two Storey condo with STUNNING VIEWS , walkout basement and an oversized, heated, double attached garage! This home is an absolute gem and shows extremely well! You will love the amazing renovated kitchen with white cabinetry, glass tile backsplash, unique/gorgeous honed/leather granite counters, breakfast...

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

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BASIC FACTS

Style: 2 Storey

MLS ® #: A1153829

Type: Row/Townhouse

Bedrooms: 2

Baths Half: 1

Status: Active

Year built: 1996

Parking: Double Garage Attached, Driveway, Garage Door Opener, Garage Faces Front, Heated Garage, Insulated, Oversized, See Remarks

Post Updated: 2021-10-17 18:27:40

Bathrooms: 3

Bedrooms Above Grade: 2

Date added: 10/17/21

Two Piece Bath: 1

Area: 0.00 sq ft

County Or Parish: Calgary

CONDO TYPE: Conventional

PROPERTY FEATURES

Garage YN: Yes

Fireplace: 1

Association Amenities:

Clubhouse, Parking, Party Room, Snow Removal, Visitor Parking

Community Features: Gated, Park, Schools

Nearby, Playground, Sidewalks, Street Lights, Shopping Nearby

Fencing: None

Cooling: None

Total Parking: 2

Flooring: Carpet, Ceramic Tile, Hardwood

Fireplace Features: Gas, Living Room, Mantle, Tile

Exterior Features:

Garden, Playground, Private Entrance, Rain Gutters

District: CAL Zone W

Inclusions: None.



Interior Features: Bar,Breakfast Bar,Ceiling Fan(s),Closet Organizers,Jetted Tub,No Animal Home,No Smoking Home,See Remarks,Walk-In Closet(s)

Roof Type: Clay Tile

Lot Features: Backs on to Park/Green Space,Cul-De-Sac,Fruit Trees/Shrub(s),Few Trees,Lawn,Landscaped,Underground Sprinklers,See Remarks,Views

Heating Type: In Floor,Natural Gas

PROPERTY INFORMATION

Basement: Finished, Walk-Out

Laundry features: In Unit, See Remarks

Transaction Type: For Sale

Title Land: Fee Simple

Rooms Above Grade: 5

Construction Materials: Stucco,Wood Frame

Foundation: Poured Concrete

Living Area SF: 1442.13

Structure Type: Five Plus

Levels: Two

Zoning: M-CG d21

List Price Square Foot: \$ 311.90

Photo Count: 44

Unit Exposure: S

Suite: No

Appliances: Bar
Fridge,Dishwasher,Dryer,Electric
Oven,Garage Control(s),Garburator,Induction
Cooktop,Microwave Hood
Fan,Refrigerator,See Remarks,Window
Coverings

Subdivision Name: Patterson

Restrictions: Pet Restrictions or Board
approval Required

