\$1,065,000 - 31 Sierra Morena Manor Sw, Calgary

MLS® #A2211292

\$1,065,000

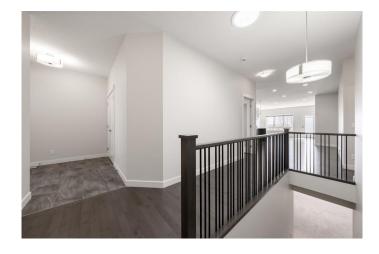
4 Bedroom, 3.00 Bathroom, 1,470 sqft Residential on 0.10 Acres

Signal Hill, Calgary, Alberta

Welcome to this stunning bungalow style condo located in the desirable community of Signal Hill, just a stone's throw away from the Westhills shopping centre. With over 2800 sq/ft of developed space, this meticulously maintained home offers versatility, space, and convenience with its open floor plan and, a fully finished walk-out basement. The main level's living room showcases south-facing views, a floor-to-ceiling stone fireplace and hardwood floors. The kitchen area boasts white cabinetry adorned with black quartz counters and, stainless steel appliances. The main floor primary bedroom features an ensuite with a double vanity, built-in soaker tub, a glass shower and, a walk-in closet. A second bedroom is located on the main floor and can easily be used as a home office or workspace. The open lower-level walkout offers abundant space, two large bedrooms and, a den with built-in shelves for your home library. The rear deck overlooks a green space with a view of the mountains, a power retractable awning, gas BBQ hook up, and vinyl decking, makes this a great space for outdoor relaxation. Additionally, the garage is equipped with an electric vehicle charging station and, has an electric wheelchair lift providing easy access and convenience for those with mobility needs. Don't miss out on this opportunity to own a home offering unparalleled views and sophisticated living spaces. Schedule your viewing today and experience the charm and elegance of this







Built in 2014

Essential Information

MLS® # A2211292 Price \$1,065,000

F11Ce \$1,005,00

Bedrooms 4
Bathrooms 3.00

Full Baths 3

Square Footage 1,470
Acres 0.10
Year Built 2014

Type Residential

Sub-Type Semi Detached

Style Side by Side, Bungalow

Status Active

Community Information

Address 31 Sierra Morena Manor Sw

Subdivision Signal Hill
City Calgary
County Calgary
Province Alberta

Postal Code T3H 1S9

Amenities

Amenities Parking, Trash, Visitor Parking

Parking Spaces 4

Parking Double Garage Attached, Garage Door Opener, Garage Faces Front,

Front Drive, In Garage Electric Vehicle Charging Station(s)

of Garages 2

Interior

Interior Features Built-in Features, Central Vacuum, Double Vanity, Kitchen Island, No

Animal Home, No Smoking Home, Quartz Counters, Vinyl Windows,

Walk-In Closet(s), Wired for Data

Appliances Central Air Conditioner, Dishwasher, Dryer, Garage Control(s),

Microwave, Other, Range, Range Hood, Refrigerator, Washer, Water

Softener, Window Coverings, Water Purifier

Heating Forced Air, Natural Gas

Cooling Central Air

Fireplace Yes

of Fireplaces 1

Fireplaces Gas, Living Room

Has Basement Yes

Basement Finished, Full, Walk-Out

Exterior

Exterior Features Balcony, BBQ gas line, Awning(s)

Lot Description Backs on to Park/Green Space, Lawn, No Neighbours Behind, Sloped

Down, Views, Gentle Sloping

Roof Asphalt Shingle

Construction Stone, Vinyl Siding, Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed April 12th, 2025

Days on Market 5

Zoning DC

Listing Details

Listing Office CIR Realty

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