

125 Sandpiper Lane NW
Calgary, Alberta

MLS # A2201156



\$439,000

Division:	Sandstone Valley		
Type:	Residential/Other		
Style:	2 Storey		
Size:	1,139 sq.ft.	Age:	1994 (31 yrs old)
Beds:	3	Baths:	1 full / 1 half
Garage:	Driveway, Garage Door Opener, Garage Faces Front, On Street, Single Gara		
Lot Size:	0.04 Acre		
Lot Feat:	Backs on to Park/Green Space		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 353
Basement:	Partial, Unfinished	LLD:	-
Exterior:	Wood Frame	Zoning:	M-CG d44
Foundation:	Poured Concrete	Utilities:	-
Features:	Closet Organizers, No Smoking Home		

Inclusions: NONE

Bare Land Condo. Location. Location. Location. Close to school, shopping, park, bus terminal, bus station. Price again for quick sell. Still Negotiable. Check the neighbor's history price. This is Excellent deal. This charming unit townhome in Sandstone Valley NW offers a perfect combination of comfort and style. With fully renovation couple of years ago., this home has nearly 1100 square feet of living space. Featuring 3 bedrooms and 2 bathrooms, the 3rd bathroom can be installed in basement. This home is perfect for a young couple or family looking for a cozy space to their own. Step inside to discover laminate and tile flooring throughout the home, creating a modern and easy-to-maintain living space. Upstairs, you'll find 3 bedrooms and a full bath as well as a convenient 2 piece bath in the master suite. The nursery is adorned with a beautiful custom wall mural, adding a touch of whimsy to the space. The fully finished basement expands your living area with a 3 piece bathroom, laundry room, family room, and a versatile flex area that can be used as a gym, home office, or games area. Outside, the back deck, set to be replaced in 2025, is the perfect spot for summer BBQs with a gas BBQ included and views of the common green space. The home's proximity to 2 elementary schools, playgrounds, shopping, dog park and biking paths makes it an ideal location for families with children and a dog. 10 Minutes to the Airport and Deerfoot City! 5 minutes to Nose Hill Park! South facing Park, what an extra view. Don't miss out on the opportunity to make this lovely townhome your own - schedule a viewing today!