

\$539,000 - 181 Yorkville Boulevard Sw, Calgary

MLS® #A2228844

\$539,000

3 Bedroom, 3.00 Bathroom, 1,516 sqft

Residential on 0.04 Acres

Yorkville, Calgary, Alberta

OPEN HOUSE 2-4pm on Saturday Aug.23rd.

Huge price drop! NO CONDO FEE

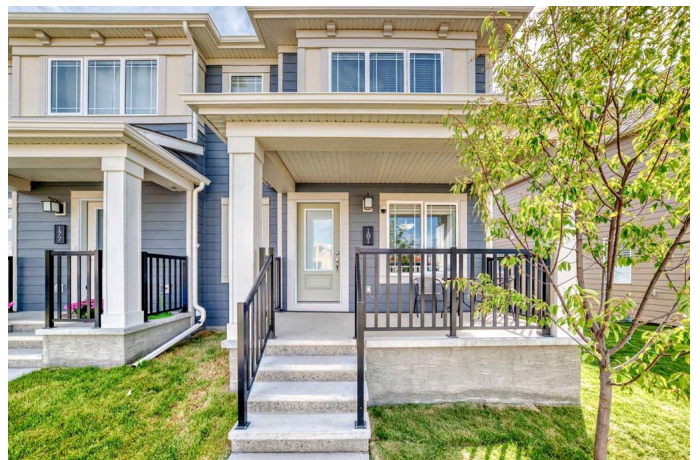
Rowhouse, the open concept main floor is well laid out Living Room adjacent with Kitchen and Dining area. The stunning kitchen features high end stainless steel appliances, quartz counters. Cabinets plus two pantries provide plenty of storage space. The 2 pc bathroom and a mud room connecting to the Double attached garage. On second level, there are Primary bedroom with a walk-in closet and a 4 pc ensuite, two decent size Bedrooms with a 4pc main Bathroom, the spacious Bonus room with a south window, the upper floor LAUNDRY ROOM. Some of the upgrades are: Quartz counter tops in the kitchen, Knock down ceilings, Stainless Steel Appliances, Higher quality carpet, Additional storage shelves, etc. Basement is unfinished with roughed in plumbing for the washroom. This Rowhouse is at a fantastic location, very close to the community central park, kids playground, schools, bus stops. It's less than 10 minutes drive to Somerset C-train Station and Shawnessy Shopping Complex with all kinds of amenities.

Built in 2024

Essential Information

MLS® # A2228844

Price \$539,000



Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,516
Acres	0.04
Year Built	2024
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

Community Information

Address	181 Yorkville Boulevard Sw
Subdivision	Yorkville
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2X 0R4

Amenities

Parking Spaces	2
Parking	Double Garage Attached, Garage Faces Rear
# of Garages	2

Interior

Interior Features	Granite Counters, Kitchen Island, No Animal Home, No Smoking Home, Quartz Counters, Vinyl Windows
Appliances	Central Air Conditioner, Dishwasher, Electric Range, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air
Cooling	Central Air
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	Private Entrance
Lot Description	Back Lane
Roof	Asphalt Shingle

Construction	Concrete, Wood Frame, Wood Siding
Foundation	Poured Concrete

Additional Information

Date Listed	June 6th, 2025
Days on Market	72
Zoning	DC

Listing Details

Listing Office	Evertrust Realty
----------------	------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.