

# \$309,000 - 303, 1000 Somervale Court Sw, Calgary

MLS® #A2231788

**\$309,000**

2 Bedroom, 1.00 Bathroom, 857 sqft

Residential on 0.00 Acres

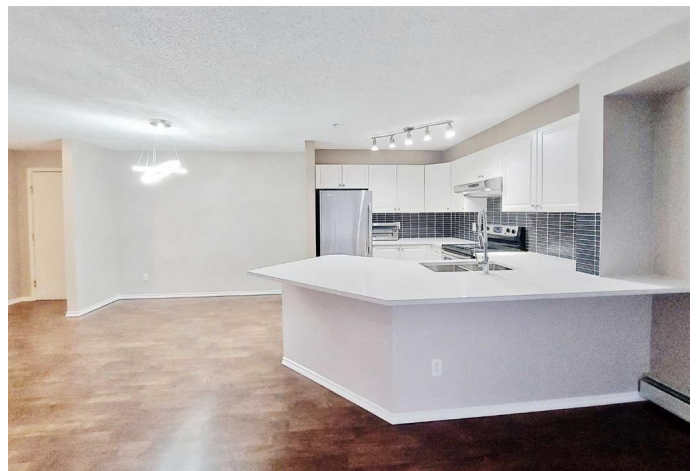
Somerset, Calgary, Alberta

SOMERSET CROSSING!! BRIGHT, ELEGANT, SPACIOUS UNIT ON 3RD FLOOR. 2 ASSIGNED PARKING STALLS #37 & 38. This West-Facing Condo Has Been Lovingly Cared For And Offers a Bright, Open Floor Plan. Generous Kitchen with New countertop backsplash and appliance, Upgraded Hood Fan and Backsplash. RICH LOOKING LAMINATE FLOORING. New Light Fixtures Throughout Home. Spacious Covered Balcony w/Gas Line to BBQ. In-Suite Laundry. All Bedrooms Spacious. View Off West-Facing Room. Only Steps To Transit, LRT, Fabulous Shopping And All Amenities. WELCOME HOME!! Condo fees include electricity, water and heat. Call today for private viewing

Built in 2001

## Essential Information

|                |                   |
|----------------|-------------------|
| MLS® #         | A2231788          |
| Price          | \$309,000         |
| Bedrooms       | 2                 |
| Bathrooms      | 1.00              |
| Full Baths     | 1                 |
| Square Footage | 857               |
| Acres          | 0.00              |
| Year Built     | 2001              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |



|        |        |
|--------|--------|
| Status | Active |
|--------|--------|

### Community Information

|             |                              |
|-------------|------------------------------|
| Address     | 303, 1000 Somervale Court Sw |
| Subdivision | Somerset                     |
| City        | Calgary                      |
| County      | Calgary                      |
| Province    | Alberta                      |
| Postal Code | T2Y 4K4                      |

### Amenities

|                |                 |
|----------------|-----------------|
| Amenities      | Visitor Parking |
| Parking Spaces | 2               |
| Parking        | Assigned, Stall |

### Interior

|                   |                                                                                                 |
|-------------------|-------------------------------------------------------------------------------------------------|
| Interior Features | Elevator, No Animal Home, No Smoking Home, Vinyl Windows                                        |
| Appliances        | Dishwasher, Electric Stove, Range Hood, Refrigerator, Washer/Dryer<br>Stacked, Window Coverings |
| Heating           | Baseboard, Hot Water                                                                            |
| Cooling           | None                                                                                            |
| Fireplace         | Yes                                                                                             |
| # of Fireplaces   | 1                                                                                               |
| Fireplaces        | Gas                                                                                             |
| # of Stories      | 4                                                                                               |

### Exterior

|                   |                                 |
|-------------------|---------------------------------|
| Exterior Features | Balcony                         |
| Construction      | Stone, Vinyl Siding, Wood Frame |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | June 17th, 2025 |
| Days on Market | 140             |
| Zoning         | M-C2 d75        |
| HOA Fees       | 75              |
| HOA Fees Freq. | ANN             |

### Listing Details

|                |                       |
|----------------|-----------------------|
| Listing Office | Royal LePage Blue Sky |
|----------------|-----------------------|

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