

\$484,900 - 320 Sandringham Road Nw, Calgary

MLS® #A2222869

\$484,900

2 Bedroom, 4.00 Bathroom, 1,473 sqft

Residential on 0.08 Acres

Sandstone Valley, Calgary, Alberta

Superbly located townhome in desirable Sandstone Valley. Quiet location with good access to Nose Hill Park, major thoroughfares and a 10 minute walk to 2 elementary schools. There are city walkways right around the corner and the complex is surrounded by lots of green space. This 2 story end unit has a total of 1,473 sq ft + another 719 sq ft in the basement for a total of 2192 sq ft of development. The 3500 sq ft lot is well landscaped and makes you forget you are in a townhouse complex. Very well suited for 1st time buyers, downsizers or investors. With no condo fees and a low monthly HOA of \$125/mth for landscaping and snow removal, this 2-bedroom, 2 full bath [both ensuites] 2 half bath home has been well maintained and is ready for its new owner. Featuring newer appliances, vinyl flooring, hot water tank, developed basement with potential for a 3rd bedroom, living room with 17 foot ceilings, gas fireplace, single attached garage, large driveway with parking for an additional 2 cars and a generous sized private deck overlooking greenspace. Quick possession possible if assuming the amazing tenants, who would love to stay.

Built in 1991

Essential Information

MLS® # A2222869

Price \$484,900



| | |
|----------------|---------------|
| Bedrooms | 2 |
| Bathrooms | 4.00 |
| Full Baths | 2 |
| Half Baths | 2 |
| Square Footage | 1,473 |
| Acres | 0.08 |
| Year Built | 1991 |
| Type | Residential |
| Sub-Type | Row/Townhouse |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-------------------------|
| Address | 320 Sandringham Road Nw |
| Subdivision | Sandstone Valley |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | t3k 3z1 |

Amenities

| | |
|----------------|------------------------|
| Amenities | None |
| Parking Spaces | 3 |
| Parking | Single Garage Attached |
| # of Garages | 1 |

Interior

| | |
|-------------------|--|
| Interior Features | Central Vacuum, No Animal Home, No Smoking Home |
| Appliances | Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer, Window Coverings |
| Heating | Forced Air, Natural Gas |
| Cooling | None |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Gas |
| Has Basement | Yes |
| Basement | Finished, Full |

Exterior

| | |
|-------------------|---|
| Exterior Features | Balcony |
| Lot Description | Backs on to Park/Green Space, Front Yard, Landscaped, Treed |
| Roof | Asphalt Shingle |
| Construction | Vinyl Siding, Wood Frame |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|----------------|
| Date Listed | May 29th, 2025 |
| Days on Market | 21 |
| Zoning | M-CG |
| HOA Fees | 125 |
| HOA Fees Freq. | MON |

Listing Details

| | |
|----------------|-----------------------------|
| Listing Office | Greater Calgary Real Estate |
|----------------|-----------------------------|

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