# \$425,000 - 403, 205 Spring Creek Common Sw, Calgary

MLS® #A2234475

## \$425,000

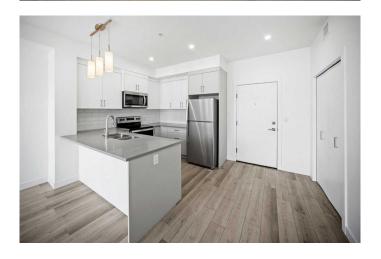
2 Bedroom, 2.00 Bathroom, 843 sqft Residential on 0.00 Acres

Springbank Hill, Calgary, Alberta

Welcome to this new upscale build in Springbank Hill! Immediate Possession! This very bright and open-concept 2 bedroom, 2 bath unit on the TOP FLOOR offers affordable luxury and convenient living near the Aspen Landing Shopping Centre, the new Aspen Village (being built) plus miles of walking paths and environmental reserves. Open floor plan features a peninsula kitchen with eating bar, high-quality cabinets, soft-close doors, under-mounted double sink, & Whirlpool stainless steel appliances. Full, private ensuite with double sinks off the main bedroom and a huge walk-in closet. Second bedroom with large window and easy access to second full bath and stacked washer/dryer with storage. Thoughtfully designed with expansive double pane windows, 9ft ceiling, warm coloured luxury vinyl plank flooring throughout, a spacious living /dining room, and bright windows and glass door to the balcony with BBQ gas line. The Orion Condos are bordered by a serene natural reserve with abundant walking trails and bike paths that connect throughout this vibrant and sought-after community. It comes with a titled underground parking stall with over-sized storage locker. Amenity room available. Amenities within walking distance include Safeway, Blush Lane, Royal Bank, TD, Starbucks, Cob's bread, Original Joe's restaurant, Lady Bug Cafe and many more! Close to the 69 Street C-Train, Westside Rec Centre plus easy access downtown and to the mountains! Pets







allowed. Fees include heat, water etc.

#### Built in 2023

#### **Essential Information**

MLS® # A2234475 Price \$425,000

Bedrooms 2
Bathrooms 2.00
Full Baths 2
Square Footage 843
Acres 0.00
Year Built 2023

Type Residential Sub-Type Apartment

Style Single Level Unit

Status Active

## **Community Information**

Address 403, 205 Spring Creek Common Sw

Subdivision Springbank Hill

City Calgary
County Calgary
Province Alberta
Postal Code T3H 6H4

#### **Amenities**

Amenities Elevator(s), Parking, Party Room, Secured Parking, Snow Removal,

Visitor Parking

Parking Spaces 1

Parking Garage Door Opener, Heated Garage, Parkade, Secured, Stall, Titled,

Underground

# of Garages 1

#### Interior

Interior Features Breakfast Bar, Closet Organizers, Double Vanity, No Smoking Home,

Quartz Counters, Storage, Walk-In Closet(s)

Appliances Dishwasher, Dryer, Electric Range, Garage Control(s), Microwave Hood

Fan, Refrigerator, Washer

Heating Baseboard, Hot Water

Cooling None

# of Stories 4

#### **Exterior**

Exterior Features Balcony, BBQ gas line

Roof Asphalt/Gravel

Construction Brick, Composite Siding, Concrete, Stucco, Wood Frame

### **Additional Information**

Date Listed June 26th, 2025

Days on Market 32

Zoning MU-1 f3.0h20

HOA Fees Freq. ANN

## **Listing Details**

Listing Office Century 21 Bamber Realty LTD.

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