

\$679,900 - 72 Veranda Boulevard Sw, Calgary

MLS® #A2184495

\$679,900

3 Bedroom, 3.00 Bathroom, 1,740 sqft
Residential on 0.06 Acres

Alpine Park, Calgary, Alberta

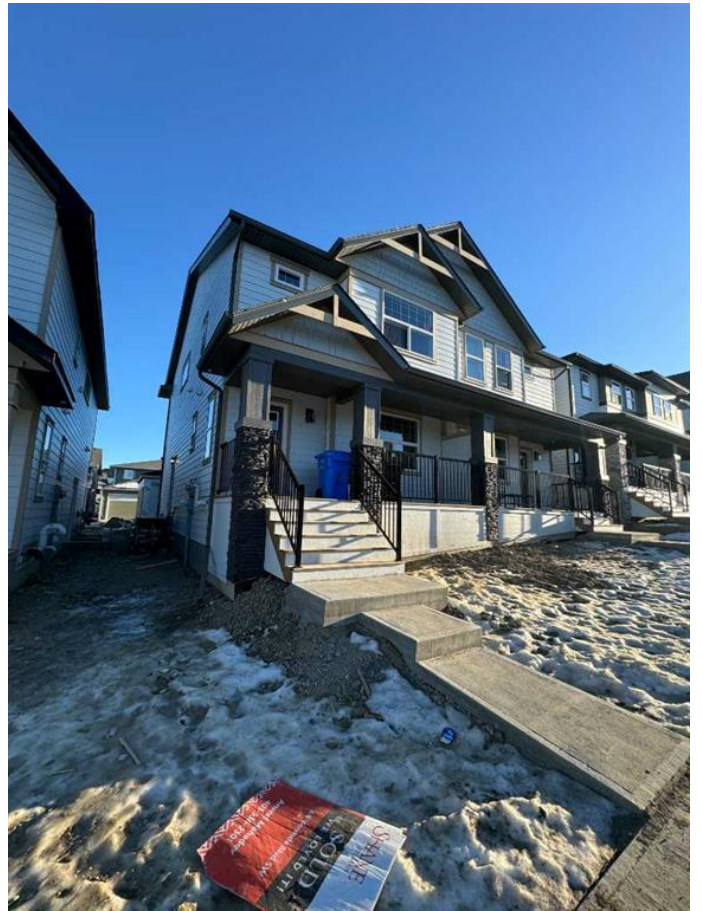
This brand new, semi-detached 3-bedroom, 2-storey home in the vibrant community of Vermilion Hill is a must-see! With over 1700 square feet of developed living space, this property boasts many upgrades throughout. The open-concept main floor features high ceilings and a spacious living room that flows seamlessly into the kitchen, which is equipped with stainless steel appliances, a built-in microwave, quartz countertops, a large kitchen island, and a generous pantry.

Upstairs, you'll find a cozy family room, a large primary bedroom with a walk-in closet and a luxurious 4-piece ensuite, along with two additional bedrooms and convenient upper-floor laundry. The basement is prepped for a legal suite, with a separate side entrance, offering excellent investment potential.

A double detached garage is currently under construction, completing the home's attractive offering. Luxury vinyl plank flooring throughout ensures durability while enhancing the home's modern appeal.

Take advantage of this opportunity to live in a community filled with modern conveniences and enjoy the chance to invest in a home that offers both comfort and financial benefits. Schedule your viewing today!

Built in 2024



Essential Information

MLS® #	A2184495
Price	\$679,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,740
Acres	0.06
Year Built	2024
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

Community Information

Address	72 Veranda Boulevard Sw
Subdivision	Alpine Park
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Y 0S7

Amenities

Amenities	Snow Removal
Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

Interior

Interior Features	No Smoking Home, Pantry, Quartz Counters, See Remarks, Separate Entrance
Appliances	Dishwasher, Microwave, Refrigerator, Gas Stove, Washer/Dryer Stacked
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
Has Basement	Yes

Basement Exterior Entry, Full, Unfinished

Exterior

Exterior Features Other
Lot Description Back Lane, Back Yard, City Lot
Roof Asphalt Shingle
Construction Concrete, Stone, Wood Frame
Foundation Poured Concrete

Additional Information

Date Listed January 11th, 2025
Days on Market 61
Zoning R-G
HOA Fees 262
HOA Fees Freq. ANN

Listing Details

Listing Office URBAN-REALTY.ca



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