# \$879,000 - 283 Nolan Hill Boulevard Nw, Calgary

MLS® #A2190172

## \$879,000

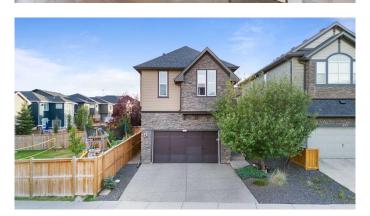
4 Bedroom, 4.00 Bathroom, 2,466 sqft Residential on 0.09 Acres

Nolan Hill, Calgary, Alberta

Welcome to luxury living in Nolan Hill! This stunning 4 bed/3.5 bath upgraded home is a true masterpiece, offering a rare blend of elegance, comfort, and nature's serenity. The main floor features hardwood flooring, high ceilings, and abundant natural light, creating a welcoming ambiance. The gourmet kitchen is a chef's delight with extended quartz countertops, stainless steel appliances, and a spacious island perfect for entertaining. Upstairs, the primary suite is a luxurious retreat with a spa-like ensuite bathroom. The fully finished basement adds extra living space, including a fourth bedroom and a full bathroom. Outside, the backyard oasis with a deck and patio is an entertainer's dream. With 2 AC's, 2 furnaces, water softener, water filter system and many more features, this home is a rare find in Nolan Hill! Book your private showing today and make this piece of paradise yours! \*\*\*\*\*\*\*\*\*Attn: whole house has brand new siding and roofing in process. Also the house was freshly painted last year and brand new carpet upstairs\*\*\*\*







Built in 2013

#### **Essential Information**

MLS® # A2190172 Price \$879,000

Bedrooms 4
Bathrooms 4.00

Full Baths 3 Half Baths 1

Square Footage 2,466 Acres 0.09 Year Built 2013

Type Residential
Sub-Type Detached
Style 2 Storey
Status Active

# **Community Information**

Address 283 Nolan Hill Boulevard Nw

Subdivision Nolan Hill
City Calgary
County Calgary
Province Alberta
Postal Code T3R0P6

#### **Amenities**

Amenities Community Gardens, Playground

Parking Spaces 4

Parking Double Garage Attached

# of Garages 2

#### Interior

Interior Features Double Vanity, High Ceilings, Kitchen Island, No Animal Home, No

Smoking Home, Open Floorplan, Central Vacuum, Pantry, Walk-In

Closet(s)

Appliances Dishwasher, Dryer, Garage Control(s), Range Hood, Refrigerator,

Washer, Central Air Conditioner, Electric Range, Garburator, Water

Purifier, Water Softener

Heating Forced Air Cooling Central Air

Fireplace Yes # of Fireplaces 1

Fireplaces Gas, Family Room

Has Basement Yes

Basement Finished, Full

### **Exterior**

Exterior Features Private Yard, Rain Gutters

Lot Description Back Yard

Roof Asphalt Shingle

Construction Wood Frame, Stone, Vinyl Siding

Foundation Poured Concrete

#### **Additional Information**

Date Listed January 30th, 2025

Days on Market 65

Zoning R-G

HOA Fees 105

HOA Fees Freq. ANN

# **Listing Details**

Listing Office Century 21 Bravo Realty

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