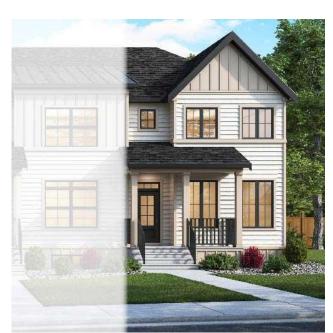


278 ALPINE Boulevard, Calgary T2Y 0V1

MLS®#: A2152921 **Alpine Park** Listing 07/26/24 List Price: **\$670,000** Area:

Status: Active County: Calgary Change: None Association: Fort McMurray

Date:



General Information

Prop Type: Sub Type:

City/Town: 2024 Year Built:

Lot Information Lot Sz Ar:

Lot Shape:

Residential

Row/Townhouse

Calgary Finished Floor Area Abv Saft:

Low Sqft:

Ttl Sqft: 2,012 sqft 1,776

1,776

DOM 52

<u>Layout</u>

2 (2) Beds: 2.5 (2 1) Baths:

2 Storey

Style:

Parking

Ttl Park: 1 Garage Sz: 1

Access:

Lot Feat: Back Lane, Back Yard Park Feat: **Single Garage Attached**

Utilities and Features

Roof: **Asphalt Shingle**

Heating: Forced Air, Natural Gas

Sewer:

Ext Feat: None Construction:

Cement Fiber Board, Wood Frame

Flooring:

Carpet, Tile, Vinyl Plank

Water Source: Fnd/Bsmt: **Poured Concrete**

Kitchen Appl: Dishwasher, Dryer, Microwave, Range, Refrigerator, Washer

Double Vanity, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Soaking Tub, Stone Counters, Walk-In Closet(s)

Int Feat: Utilities:

Room Information

Room 2pc Bathroom Dining Room 5pc Ensuite bath 3pc Ensuite bath	<u>Level</u> Main Main Upper Upper	Dimensions 0`0" x 0`0" 14`0" x 11`0" 0`0" x 0`0" 0`0" x 0`0"	Room Great Room Bedroom - Primary Bonus Room Bedroom - Primary Legal/Tax/Financial	<u>Level</u> Main Upper Upper Upper	Dimensions 13`1" x 13`0" 13`1" x 13`5" 13`0" x 10`0" 11`1" x 14`4"
Title: Fee Simple Fee Freq: Monthly		Zoning: TBD			
Legal Desc:	TBD		Remarks		
Pub Rmks: Inclusions: Property Listed By:	Discover the Apollo Townhome by Genesis Builder Group, a stunning corner unit facing a serene park. This home boasts an open-concept floor plan featuring a central kitchen with a large island, perfect for entertaining. The main floor includes a cozy great room with a 50" electric fireplace, complemented by stainless steel appliances and an included washer and dryer. Upstairs, you'll find two luxurious master bedrooms, each with its own walk in closet and ensuite —one a 5-piece and the other a 4-piece—plus a versatile bonus room. With 2.5 baths in total, this home ensures comfort and convenience. The basement remains undeveloped, offering the potential for future expansion with an added window for a bedroom and rough-in plumbing for a bathroom. The Apollo Townhome seamlessly blends elegance and functionality, making it an ideal choice for modern living. Photos are representative. N/A Bode Platform Inc.				

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