978 Sherwood Boulevard NW
Calgary, Alberta

MLS # A2201260

$510,000

Division:	Sherwood
Type:	Residential/Five Plus
Style:	2 Storey

Size:	1,533 sq.ft.	**Age:**	2016 (9 yrs old)
Beds:	2	**Baths:**	2 full / 1 half

Garage:	Double Garage Attached
Lot Size:	-
Lot Feat:	Front Yard, Landscaped, Lawn, Underground Sprinklers

Heating:	Forced Air		**Water:**	-
Floors:	Carpet, Laminate, Tile		**Sewer:**	-
Roof:	Asphalt Shingle		**Condo Fee:**	$ 287
Basement:	None		**LLD:**	-
Exterior:	Composite Siding, Wood Frame		**Zoning:**	M-2
Foundation:	Poured Concrete		**Utilities:**	-
Features:	Breakfast Bar, Double Vanity, High Ceilings, No Animal Home, No Smoking Home, Open Floorplan			

Inclusions:	N/A

Enjoy maintenance -free living in 2 bedrooms plus den in Sherwood's The Timbers townhomes. Located right across the street from a K-9 Catholic school, this unit leaves nothing to be desired. The upper floor has two bedrooms, a master bedroom with en suite on one end and another large bedroom on the other end and includes a full bath and a laundry room. lar, another large bedroom plus a den in the tandem garage. The lower floor has open plan living with modern kitchen and island and quartz countertops. The tandem garage includes a large den, space for 2-car parking, one inside and one in the full driveway. Clad in Hardie board siding, this unit is rock solid with a gas hookup on your balcony for those warm summer barbeque nights. Located close to all amenities like Beacon Hill and Sage Hill shopping centers, you are never more than 5 minutes away from all that you need to live a low maintenance lifestyle. Two kid's parks are not more than a 5-minute walk away, as well as a walking path that runs beside the complex for dog walking, bicycling, jogging, inline skating, etc. Sir Winston Churchill is the designated high school with direct bus service from the bus stop beside the unit