

# \$600,000 - 52, 2117 81 Street Sw, Calgary

MLS® #A2194648

## \$600,000

3 Bedroom, 3.00 Bathroom, 1,453 sqft  
Residential on 0.00 Acres

Springbank Hill, Calgary, Alberta

Welcome to this stunning new Lucas Model townhome in the sought-after Elkwood project, located in the vibrant Springbank Hill community of SW Calgary. This spacious 1500+ sq ft home offers modern, open-concept living with seamless integration of the living and dining areas, filled with natural light from large windows. The kitchen features stainless steel appliances and quartz countertops, perfect for cooking and entertaining. Luxury vinyl plank flooring enhances the main living areas, while cozy carpets warm the bedrooms. The primary bedroom boasts an ensuite bathroom and walk-in closet. Enjoy outdoor living with a private patio, ideal for relaxation and gatherings. The attached garage, along with additional driveway space, offers parking for up to two cars. (Photos are representative.)

Built in 2024

## Essential Information

MLS® #	A2194648
Price	\$600,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,453
Acres	0.00



Year Built	2024
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

### **Community Information**

Address	52, 2117 81 Street Sw
Subdivision	Springbank Hill
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H3V8

### **Amenities**

Amenities	Recreation Facilities
Parking Spaces	2
Parking	Single Garage Attached
# of Garages	1

### **Interior**

Interior Features	Breakfast Bar, High Ceilings, Open Floorplan, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Range, Garage Control(s), Microwave, Washer
Heating	Forced Air, Natural Gas
Cooling	None
Basement	None

### **Exterior**

Exterior Features	Balcony
Lot Description	Landscaped, Low Maintenance Landscape
Roof	Asphalt Shingle
Construction	Stucco, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	February 19th, 2025
Days on Market	44
Zoning	TBD

HOA Fees 150  
HOA Fees Freq. ANN

## **Listing Details**

Listing Office Bode Platform Inc.

Data is supplied by Pillar 9â,,ç MLSÂ® System. Pillar 9â,,ç is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â,,ç. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.