

# \$799,900 - 111, 1815 Varsity Estates Drive Nw, Calgary

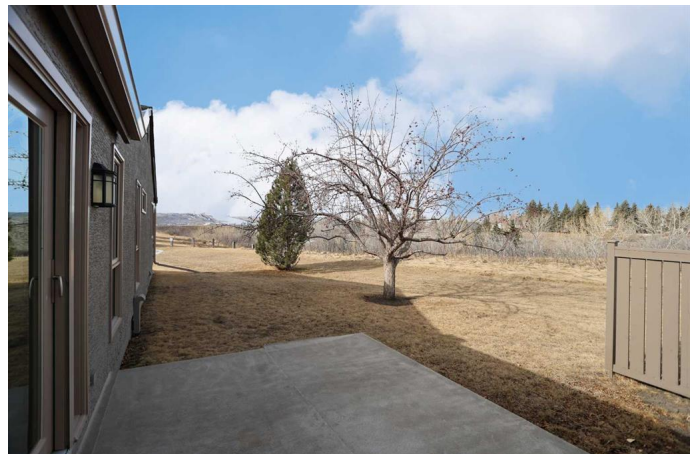
MLS® #A2196019

**\$799,900**

1 Bedroom, 3.00 Bathroom, 1,266 sqft  
Residential on 0.00 Acres

Varsity, Calgary, Alberta

Welcome to CHATEAUX ON THE GREEN I & this phenomenal opportunity here in one of Northwest Calgary's most sought-after condo projects, perched on the ridge overlooking the prestigious Silver Springs golf course. This beautifully renovated 1 bedroom + den villa enjoys exquisite hardwood floors & granite counters, fully-loaded custom kitchen with high-end appliances, 2.5 bathrooms & wonderful outdoor living space with views of the ravine & Canada Olympic Park. Available for quick possession, this fully finished end unit features an incredible open concept main floor with flat ceilings, inviting living room with gas fireplace & access to the deck, spacious dining room & stunning designer kitchen with granite counters, large centre island with farmhouse sink, pantry & upgraded appliances including Bosch dishwasher, Jenn-Air fridge & Thermador gas stove with convection oven. The bedroom is your private relaxing retreat & has a big walk-in closet (with laundry chute) & cheater ensuite with heated tile floors, granite countertops & built-in cabinets. The home office " with corner windows & sensational views, also has its own separate access into the bathroom. The lower level is beautifully finished with a huge open games/rec room, full bathroom with walk-in shower & heated floors, laundry area with laundry chute & LG washer/dryer plus another room for storage, home gym or guest bedroom. Additional extras include water softener & central vacuum system, finished oversized single garage,



Buderus high-efficiency boiler & Kohler toilets. Residents of CHATEAUX ON THE GREEN also enjoy access to the private amenity centre complete with fitness centre & games/rec room, indoor pool, hot tub & outdoor tennis courts. A truly amazing home in this highly-desirable family community only minutes to top-notch schools, bus stops & LRT, University of Calgary & Foothills Medical Centre, Bowmont Park, popular retail centers (Market Mall, University District, Dalhousie Station, etc) & quick easy access to downtown.

Built in 1974

### **Essential Information**

MLS® #	A2196019
Price	\$799,900
Bedrooms	1
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,266
Acres	0.00
Year Built	1974
Type	Residential
Sub-Type	Row/Townhouse
Style	Bungalow
Status	Active

### **Community Information**

Address	111, 1815 Varsity Estates Drive Nw
Subdivision	Varsity
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3B 3Y7

### **Amenities**

Amenities	Recreation Room, Visitor Parking
Parking Spaces	2
Parking	Garage Faces Front, Oversized, Single Garage Attached
# of Garages	1

### Interior

Interior Features	Central Vacuum, Closet Organizers, French Door, Granite Counters, Kitchen Island, Open Floorplan, Pantry, Soaking Tub, Storage, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Garburator, Gas Stove, Microwave, Range Hood, Refrigerator, Washer, Water Softener, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room, Tile
# of Stories	1
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Private Yard
Lot Description	Back Yard, Backs on to Park/Green Space, Front Yard, Low Maintenance Landscape, No Neighbours Behind, Rectangular Lot, Views, Environmental Reserve, Greenbelt, On Golf Course
Roof	Asphalt Shingle
Construction	Stone, Stucco, Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	February 23rd, 2025
Days on Market	40
Zoning	M-CG

### Listing Details

Listing Office	Royal LePage Benchmark
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