

# \$169,900 - 8, 232 Sabrina Way Sw, Calgary

MLS® #A2229299

**\$169,900**

1 Bedroom, 1.00 Bathroom, 507 sqft

Residential on 0.00 Acres

Southwood, Calgary, Alberta

Welcome to this charming one-bedroom condominium in the heart of Southwood! This affordable apartment offers the perfect opportunity to enter Calgary's thriving real estate market. Situated on the top floor of a well-maintained, professionally managed 8-unit complex, this home features an east-facing balcony that captures beautiful morning light. Step inside to discover an inviting open concept layout flooded with natural light from numerous windows. The generous bedroom provides ample space, while the four-piece bathroom offers everyday convenience. The unit includes a dedicated parking stall, and a secure storage locker conveniently located just outside your door. This adult-oriented building provides a peaceful living environment with shared laundry facilities for residents. The smoke-free atmosphere ensures clean, fresh air throughout the complex. Enjoy an exceptional location with easy access to public transportation, including nearby C-Train stations. Shopping centers, schools including Dr. E.P. Scarlett High School, and recreational spaces are all within reach, making this the perfect home base for enjoying everything Calgary has to offer.

Built in 1976

## Essential Information

MLS® #

A2229299



|                |                   |
|----------------|-------------------|
| Price          | \$169,900         |
| Bedrooms       | 1                 |
| Bathrooms      | 1.00              |
| Full Baths     | 1                 |
| Square Footage | 507               |
| Acres          | 0.00              |
| Year Built     | 1976              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 8, 232 Sabrina Way Sw |
| Subdivision | Southwood             |
| City        | Calgary               |
| County      | Calgary               |
| Province    | Alberta               |
| Postal Code | T2W 2N6               |

### Amenities

|                |                                      |
|----------------|--------------------------------------|
| Amenities      | Laundry, Playground, Visitor Parking |
| Parking Spaces | 1                                    |
| Parking        | Stall, Off Street                    |

### Interior

|                   |                                              |
|-------------------|----------------------------------------------|
| Interior Features | No Animal Home, No Smoking Home, See Remarks |
| Appliances        | Electric Stove, Refrigerator                 |
| Heating           | Natural Gas, Hot Water                       |
| Cooling           | None                                         |
| # of Stories      | 2                                            |
| Basement          | None                                         |

### Exterior

|                   |                                 |
|-------------------|---------------------------------|
| Exterior Features | Balcony                         |
| Construction      | See Remarks, Wood Frame, Stucco |
| Foundation        | Poured Concrete                 |

### Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | June 9th, 2025 |
| Days on Market | 53             |
| Zoning         | M-C1           |

## **Listing Details**

|                |                           |
|----------------|---------------------------|
| Listing Office | RE/MAX Landan Real Estate |
|----------------|---------------------------|

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