

\$299,900 - 1305 Sienna Park Green Sw, Calgary

MLS® #A2255824

\$299,900

1 Bedroom, 1.00 Bathroom, 731 sqft

Residential on 0.00 Acres

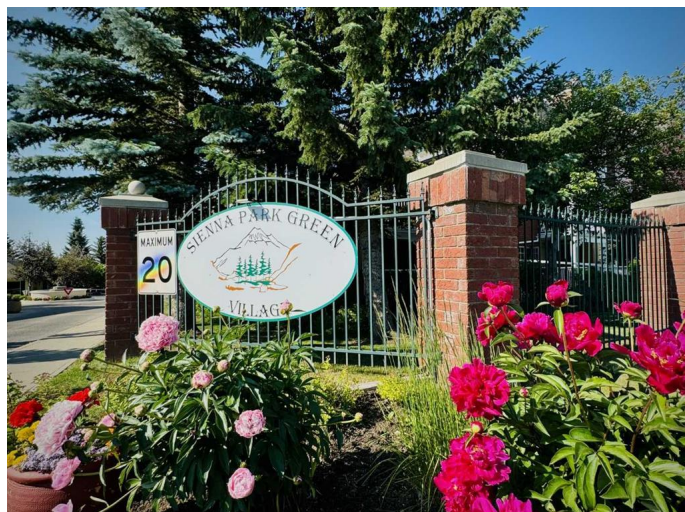
Signal Hill, Calgary, Alberta

Welcome to Sienna Park Green Village in Signal Hill - an immaculately kept 55+ community offering comfort, style, and amenities in a prime SW location. This bright 1-bedroom plus den condo has been updated with over \$40K in tasteful renovations, including new flooring, painted cabinets, quartz countertops, stainless steel appliances, refreshed bathroom with new flooring, full-height toilet and lighting, plus fresh paint, millwork, washer & dryer, A/C, and modern black hardware.

The smart floor plan feels spacious and functional. The den with modern barn doors works perfectly as an office, hobby space, or guest area. The covered balcony offers peaceful views over the residential community of Signal Hill, ideal for morning coffee or evening unwind. In-suite laundry and thoughtful details add convenience.

Practical perks include a third-floor storage locker, a heated underground parking stall next to the parkade access door, and a car wash bay.

Sienna Park Green features resort-style amenities: a residents' club with social room, full kitchen and washrooms; fitness center with cardio and weights; recreation lounge with pool tables, shuffleboard, fireplace, and TV; plus a craft room, library, and guest suite. The complex is quiet, secure, and beautifully maintained, with fantastic neighbors and a true sense of community. All this in a sought-after Signal Hill location,



just minutes from Westhills shopping, restaurants, medical clinics, transit, and services. Move-in ready, this is an outstanding opportunity to enjoy a stylish home, care-free lifestyle and welcoming community.

Built in 1997

Essential Information

MLS® #	A2255824
Price	\$299,900
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	731
Acres	0.00
Year Built	1997
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

Community Information

Address	1305 Sienna Park Green Sw
Subdivision	Signal Hill
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H 3N7

Amenities

Amenities	Bicycle Storage, Clubhouse, Community Gardens, Elevator(s), Party Room, Recreation Facilities, Secured Parking, Snow Removal, Visitor Parking, Fitness Center, Guest Suite, Recreation Room
Parking Spaces	1
Parking	Assigned, Heated Garage, Underground

Interior

Interior Features	Chandelier, Elevator, No Animal Home, No Smoking Home, Quartz
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	Counters, Recreation Facilities
Appliances	Dishwasher, Dryer, Elect, Refrigerator, Washer, Window
Heating	Baseboard, Boiler, Natural Gas
Cooling	Sep. HVAC Units
# of Stories	3

Exterior

Exterior Features	Balcony, BBQ gas line, Courtyard
Roof	Asphalt Shingle
Construction	Brick, Concrete, Stucco, Wood Frame, Asphalt
Foundation	Poured Concrete

Additional Information

Date Listed	September 12th, 2025
Days on Market	1
Zoning	M-C1 d75

Listing Details

Listing Office	RE/MAX iRealty Innovations
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