

# \$374,900 - 113, 8530 8a Avenue Sw, Calgary

MLS® #A2197635

**\$374,900**

1 Bedroom, 1.00 Bathroom, 729 sqft  
Residential on 0.00 Acres

West Springs, Calgary, Alberta

Welcome to Vivace North, where luxury meets practicality. This stunning one-bedroom condo offers a spacious four-piece bath, gorgeous quartz countertops, sleek stainless steel appliances, IN FLOOR HEAT and stylish laminate flooring throughout. The primary bedroom boasts plush carpet, while the bathroom features elegant tile flooring. The heart of the home is the large kitchen island—perfect for meal prep, casual dining, or entertaining guests.

Enjoy the added convenience of underground titled parking and a storage locker just steps from your door. The large patio, complete with a gas BBQ hookup, is perfect for outdoor entertaining.

Situated in the vibrant community of West Springs, you're just a stone's throw from shopping and restaurants, making everyday living a breeze.

This condo isn't just a home—it's a lifestyle. Don't miss out on the opportunity to make it yours!

Built in 2019

## Essential Information

MLS® #                   A2197635

Price                     \$374,900



Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	729
Acres	0.00
Year Built	2019
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### **Community Information**

Address	113, 8530 8a Avenue Sw
Subdivision	West Springs
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H 6A7

### **Amenities**

Amenities	Elevator(s), Visitor Parking, Bicycle Storage
Parking Spaces	1
Parking	Underground, Parkade, Titled
# of Garages	1

### **Interior**

Interior Features	Ceiling Fan(s), Kitchen Island, Quartz Counters
Appliances	Dishwasher, Electric Stove, Microwave, Microwave Hood Fan, Refrigerator
Heating	In Floor
Cooling	None
# of Stories	4

### **Exterior**

Exterior Features	BBQ gas line, Other
Construction	Stone, Stucco, Wood Frame

### **Additional Information**

Date Listed	February 26th, 2025
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Days on Market 14  
Zoning DC

### **Listing Details**

Listing Office Manor Hill Realty YYC Inc.

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