



GRASSROOTS
REALTY GROUP

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102, 8155 8 Avenue SW
Calgary, Alberta

MLS # A2317238



\$769,900

Division:	West Springs		
Type:	Residential/Four Plex		
Style:	Townhouse		
Size:	1,848 sq.ft.	Age:	2023 (3 yrs old)
Beds:	4	Baths:	2 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	-		
Lot Feat:	See Remarks		

Heating:	Forced Air	Water:	-
Floors:	Ceramic Tile, Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 293
Basement:	Other	LLD:	-
Exterior:	Brick, Composite Siding, See Remarks	Zoning:	M-2
Foundation:	See Remarks	Utilities:	-
Features:	See Remarks		

Inclusions:	na
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Experience District Towns by TRUMAN, ideally located in the vibrant West District. Surrounded by parks, pathways, and premium shopping, this thoughtfully designed community offers an exceptional blend of style, convenience, and comfort. This stunning 3-bedroom townhome features 2.5 bathrooms and an attached double heated garage. The open-concept main floor showcases high painted ceilings, elegant wide-plank flooring, and a versatile flex room ideal for a home office. The beautifully appointed kitchen features full-height cabinetry, soft-close doors, a gas range, fridge, built-in microwave, pantry, and quartz countertops, complemented by a spacious eat-up island perfect for casual dining and entertaining. Upstairs, the spacious primary suite offers a generous walk-in closet and 3-piece ensuite, while two additional bedrooms, a 4-piece bathroom, and convenient upper-floor laundry complete the level. Bright, stylish, and move-in ready, District Towns offers a sophisticated West District lifestyle with thoughtful design at every turn. Photo Gallery of Similar Home*