

# \$295,000 - 111 Cedar Springs Gardens Sw, Calgary

MLS® #A2231306

**\$295,000**

2 Bedroom, 2.00 Bathroom, 924 sqft

Residential on 0.00 Acres

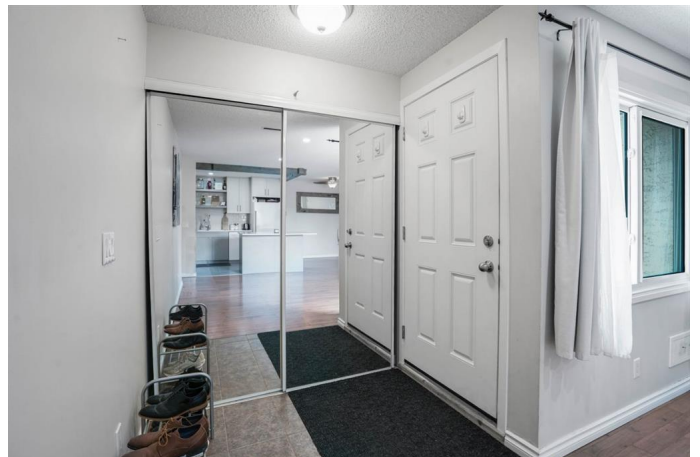
Cedarbrae, Calgary, Alberta

Welcome to this beautifully maintained 2-bedroom, 1.5-bath condo in the heart of Braeside! This spacious unit offers a warm and inviting layout, perfect for first-time buyers, downsizers, or investors. The bright and functional kitchen opens up to a generous living and dining area, ideal for entertaining or relaxing after a long day. The large primary bedroom features a walk-in closet and its own private bathroom. Enjoy the convenience of two parking stalls—one assigned underground parking spot and one outdoors leased —as well as easy access to nearby parks, schools, transit, and shopping. This move-in ready home is the perfect blend of comfort and value. Don't miss out on this fantastic opportunity to own in a well-managed complex! Please book appointments through showingtime.

Built in 1983

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | A2231306  |
| Price          | \$295,000 |
| Bedrooms       | 2         |
| Bathrooms      | 2.00      |
| Full Baths     | 1         |
| Half Baths     | 1         |
| Square Footage | 924       |
| Acres          | 0.00      |



|            |               |
|------------|---------------|
| Year Built | 1983          |
| Type       | Residential   |
| Sub-Type   | Row/Townhouse |
| Style      | Townhouse     |
| Status     | Active        |

### Community Information

|             |                              |
|-------------|------------------------------|
| Address     | 111 Cedar Springs Gardens Sw |
| Subdivision | Cedarbrae                    |
| City        | Calgary                      |
| County      | Calgary                      |
| Province    | Alberta                      |
| Postal Code | T2W 5J9                      |

### Amenities

|                |                             |
|----------------|-----------------------------|
| Amenities      | Secured Parking             |
| Parking Spaces | 2                           |
| Parking        | Parkade, Stall, Underground |

### Interior

|                   |                                                                             |
|-------------------|-----------------------------------------------------------------------------|
| Interior Features | Ceiling Fan(s), Kitchen Island, Open Floorplan, Storage, Walk-In Closet(s)  |
| Appliances        | Dishwasher, Garage Control(s), Oven, Range Hood, Refrigerator, Washer/Dryer |
| Heating           | Fireplace(s)                                                                |
| Cooling           | None                                                                        |
| Fireplace         | Yes                                                                         |
| # of Fireplaces   | 1                                                                           |
| Fireplaces        | Wood Burning                                                                |
| Basement          | None                                                                        |

### Exterior

|                   |                                 |
|-------------------|---------------------------------|
| Exterior Features | Balcony, Private Entrance       |
| Lot Description   | Low Maintenance Landscape       |
| Roof              | Asphalt Shingle                 |
| Construction      | Stucco, Wood Frame, Wood Siding |
| Foundation        | Poured Concrete                 |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | June 15th, 2025 |
| Days on Market | 3               |
| Zoning         | M-C1 d55        |

### **Listing Details**

|                |            |
|----------------|------------|
| Listing Office | CIR Realty |
|----------------|------------|

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