

**203, 218 Sherwood Square NW
Calgary, Alberta**

MLS # A2228754



\$434,900

Division:	Sherwood		
Type:	Residential/Five Plus		
Style:	3 (or more) Storey, Attached-Side by Side		
Size:	1,217 sq.ft.	Age:	2015 (10 yrs old)
Beds:	2	Baths:	2 full / 1 half
Garage:	Double Garage Attached, Garage Faces Rear, Tandem		
Lot Size:	-		
Lot Feat:	Back Lane, Few Trees		

Heating:	ENERGY STAR Qualified Equipment, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile, Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 377
Basement:	None	LLD:	-
Exterior:	Brick, Composite Siding, Stucco	Zoning:	M-1 d125
Foundation:	Poured Concrete	Utilities:	-
Features:	Laminate Counters, No Animal Home, No Smoking Home		

Inclusions: N/A

This beautifully designed three-storey townhouse offers the perfect blend of comfort, convenience, and style. With 2 very spacious bedrooms and 2.5 bathrooms, this home provides ample space for families or individuals seeking a cozy retreat with modern conveniences. Step inside to discover a well-thought-out floor plan that includes a bright and airy living room ideal for relaxing or entertaining. The kitchen features contemporary finishes and plenty of cabinet space for all your culinary needs. On the third floor, you'll find the generous master bedroom complete with an en-suite bathroom for your private sanctuary, along with an additional bedroom and another full bathroom. The third floor offers a versatile space that can be customized to fit your lifestyle needs. The townhouse also includes a convenient double tandem garage. The property is also ideally situated close to schools, shops such as T&T market, Walmart, public library and public transportation, making daily errands and commutes a breeze. Plus, with easy access to Stoney Trail, you'll have quick connections to explore the city and beyond. Don't miss the opportunity to make this lovely townhouse your new home! Schedule a viewing today and see for yourself what makes this property so special.