



GRASSROOTS
REALTY GROUP

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227 Silverado Common SW
Calgary, Alberta

MLS # A2233951



\$454,900

Division:	Silverado		
Type:	Residential/Five Plus		
Style:	3 (or more) Storey		
Size:	1,438 sq.ft.	Age:	2011 (14 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Single Garage Attached, Stall		
Lot Size:	0.03 Acre		
Lot Feat:	Landscaped		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 271
Basement:	None	LLD:	-
Exterior:	Brick, Vinyl Siding	Zoning:	DC (pre 1P2007)
Foundation:	Poured Concrete	Utilities:	-
Features:	Granite Counters, Kitchen Island		

Inclusions: n/a

Welcome to this warm and inviting 3 bedroom, 2.5 bathroom end-unit townhome one of the nice unit in the complex to have. This home is filled with natural light big windows, creating a bright and cheerful space. The kitchen is modern and stylish, with granite counters, stainless steel appliances, and a big island—perfect for cooking and gathering. The main floor features a spacious dining area, and a cozy living room with a fireplace. There's a separate den/home office—great for working from home. Upstairs, you'll find three generous bedrooms, including a primary suite with a dual closet and ensuite. You’ll love the attached garage AND a second titled parking stall, plus the home sits beside a peaceful garden courtyard. Just steps from groceries, shops, and everyday conveniences—you may never need to drive for errands again! Located in a quiet, family-friendly neighborhood with easy access to main roads. The complex is beautifully cared for and has very low condo fees. A truly special home waiting for its next chapter. What are you waiting for! BOOK Now while its available