

# \$334,900 - 1326, 1540 Sherwood Boulevard Nw, Calgary

MLS® #A2212639

**\$334,900**

2 Bedroom, 2.00 Bathroom, 838 sqft

Residential on 0.00 Acres

Sherwood, Calgary, Alberta

TOP FLOOR UNIT | UNDERGROUND PARKING | SEPARATE STORAGE LOCKER | \$5,000 FLOORING CREDIT | PRIVATE BALCONY | Welcome to this sunny 2-bedroom, 2-bathroom top-floor unit offering over 830 sq ft of stylish living space in the highly sought-after NW community of Sherwood. This open-concept home features 9'™ ceilings, sleek granite countertops, and a spacious living room with sliding glass doors that lead out to a west-facing balcony—perfect for enjoying the evening sun. The well-designed layout places the two generous-sized bedrooms on opposite sides of the unit, ensuring maximum privacy. The master bedroom boasts an ensuite and a convenient walkthrough closet. Additionally, you'll appreciate the in-suite laundry with ample storage space, making everyday living a breeze. This condo also comes with a separate storage locker and a titled underground parking stall, offering even more convenience. The location is truly unbeatable, with the Beacon Hill Shopping Centre just around the corner, along with schools, public transportation, parks, shopping, major roadways, and much more—all within close proximity. Don't miss out on this incredible opportunity, book your showing today!

Built in 2012

## Essential Information



MLS® #	A2212639
Price	\$334,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	838
Acres	0.00
Year Built	2012
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### Community Information

Address	1326, 1540 Sherwood Boulevard Nw
Subdivision	Sherwood
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3R 0K5

### Amenities

Amenities	Elevator(s), Parking, Visitor Parking
Parking Spaces	1
Parking	Parkade, Stall, Underground

### Interior

Interior Features	Granite Counters, High Ceilings, No Smoking Home, Open Floorplan, Storage
Appliances	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer
Heating	Baseboard
Cooling	None
# of Stories	3

### Exterior

Exterior Features	Balcony, Other
Construction	Vinyl Siding, Wood Frame

### Additional Information

Date Listed	April 16th, 2025
Days on Market	30
Zoning	M-1

## **Listing Details**

Listing Office	RE/MAX First
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