

# \$499,900 - 415 Nolanlake Villas Nw, Calgary

MLS® #A2212453

**\$499,900**

3 Bedroom, 3.00 Bathroom, 1,720 sqft

Residential on 0.03 Acres

Nolan Hill, Calgary, Alberta

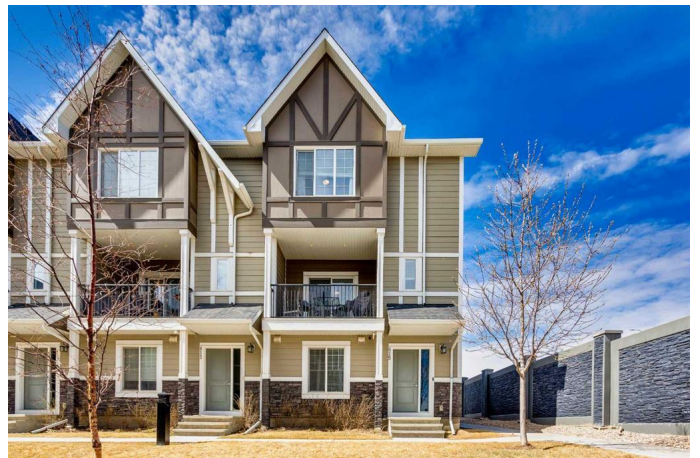
Welcome to Cedarglenâ€™s Elements at Nolan Hill! (OPEN HOUSE, SATURDAY, APRIL 26 12:00-2:00.)

This bright and spacious end unit townhouse offers over 1,700 sq ft of stylish living space with 3 bedrooms and 2.5 bathroomsâ€”perfect for families, professionals, or anyone looking for low-maintenance living in a vibrant community.

The entry level welcomes you with a versatile flex room ideal for a home office, gym, hobby space, or guest room, along with convenient access to the oversized double garageâ€”perfect for vehicles, gear, and extra storage.

Upstairs, you'll find a beautifully open-concept main floor featuring a modern kitchen complete with stainless steel appliances, quartz countertops, a subway tile backsplash, and a large island that's perfect for entertaining. The spacious dining and living areas flow seamlessly onto a private deck equipped with a BBQ gas lineâ€”ideal for summer evenings.

The top floor features a generously sized primary bedroom with a walk-in closet and ensuite boasting double sinks and a large glass shower. Two additional bedrooms, a full bath, and a convenient upper-floor laundry area with Whirlpool washer and dryer round



out the level.

This well-managed complex showcases a stylish Hardie Board and stone exterior, and your condo fees include lawn care and snow removal. Enjoy the beautifully landscaped green spaces, visitor parking, and walkable access to local shops, parks and ponds in this welcoming neighbourhood.

Donâ€™t miss your chance to call this exceptional property home!

Built in 2016

**Essential Information**

MLS® #	A2212453
Price	\$499,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,720
Acres	0.03
Year Built	2016
Type	Residential
Sub-Type	Row/Townhouse
Style	3 Storey
Status	Active

**Community Information**

Address	415 Nolanlake Villas Nw
Subdivision	Nolan Hill
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3E 0Z7

**Amenities**

Amenities	None
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Parking Spaces	2
Parking	Double Garage Attached
# of Garages	2

### Interior

Interior Features	Ceiling Fan(s), Double Vanity, Kitchen Island, Open Floorplan, Quartz Counters, See Remarks, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer
Heating	Forced Air
Cooling	None
Basement	None

### Exterior

Exterior Features	Balcony
Lot Description	Other
Roof	Asphalt Shingle
Construction	Cement Fiber Board, Stone, Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	April 24th, 2025
Days on Market	5
Zoning	M-1

### Listing Details

Listing Office	Real Broker
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