\$679,900 - 222, 223 Tuscany Springs Boulevard Nw, Calgary

MLS® #A2240304

\$679,900

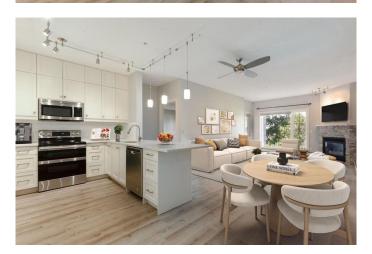
2 Bedroom, 2.00 Bathroom, 1,064 sqft Residential on 0.00 Acres

Tuscany, Calgary, Alberta

This beautifully renovated 2-bedroom, 2-bathroom condo offers the perfect blend of comfort, style, and community in one of NW Calgary's most sought after adult-living buildings. Step inside to discover a bright and open floor plan featuring brand-new laminate flooring throughout, a sparkling modern kitchen with full-height cabinetry, quartz countertops, and stainless steel appliances. The spacious living room is anchored by a cozy gas fireplace with new stone surround, perfect for relaxing or entertaining. The bedrooms are smartly positioned on opposite sides of the unit for added privacy. The primary suite features a generous walk-in closet and a private 3-piece ensuite, while the second bedroom has access to a full 4-piece bathâ€"ideal for guests or a home office setup. Additional perks include in-suite laundry within a spacious storage room, air conditioning, and a southwest-facing balcony with gas BBQ hookup for those sunny afternoons. But what truly sets this property apart is the building itself. The Sierras of Tuscany is a vibrant 40+ community offering a resort-style lifestyle with exceptional amenities: an indoor pool and hot tub, a fitness centre, bowling alley, billiards and games room, library, movie theatre, arts & crafts and woodworking rooms, wine room, ballroom, and even guest suites for visiting friends and family. Enjoy the strong sense of community with a impressive social







calendar full of activities that keep you engaged and connected. Plus, you're just steps away from the Tuscany C-Train station, giving you fast access to the entire city. This is more than a condoâ€"it's a lifestyle. Don't miss your chance to join this incredible community.

Built in 2001

Essential Information

MLS® # A2240304 Price \$679,900

Bedrooms 2
Bathrooms 2.00
Full Baths 2

Square Footage 1,064
Acres 0.00
Year Built 2001

Type Residential Sub-Type Apartment

Style Single Level Unit

Status Active

Community Information

Address 222, 223 Tuscany Springs Boulevard Nw

Subdivision Tuscany
City Calgary
County Calgary
Province Alberta
Postal Code T3L 2M2

Amenities

Amenities Elevator(s), Fitness Center, Indoor Pool, Other, Party Room, Secured

Parking, Visitor Parking, Car Wash, Guest Suite, Recreation Facilities,

Spa/Hot Tub, Workshop

Parking Spaces 1

Parking Stall, Underground

Interior

Interior Features Breakfast Bar, Ceiling Fan(s), Closet Organizers, Open Floorplan, See

Remarks, Storage, Track Lighting, Walk-In Closet(s)

Appliances Central Air Conditioner, Dishwasher, Electric Stove, Microwave Hood

Fan, Refrigerator, Washer/Dryer Stacked, Window Coverings

Heating Baseboard Cooling Central Air

Fireplace Yes # of Fireplaces 1

Fireplaces Gas, Living Room, Mantle, Stone

of Stories 3

Exterior

Exterior Features Balcony, BBQ gas line

Roof Asphalt Shingle

Construction Brick, Stucco, Wood Frame

Additional Information

Date Listed July 19th, 2025

Days on Market 10

Zoning M-C1 d125

HOA Fees Freq. ANN

Listing Details

Listing Office Charles

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