# \$540,831 - 125 Arbour Lake Court Nw, Calgary

MLS® #A2227113

### \$540,831

2 Bedroom, 3.00 Bathroom, 1,155 sqft Residential on 0.00 Acres

Arbour Lake, Calgary, Alberta

Welcome to your dream home! This beautiful two-bedroom condo, backing onto serene green space, offers a perfect blend of comfort and style. With every detail thoughtfully curated. Enter the home to find a quaint flex space and foyer. Up a short flight of stairs to the main floor which features a living room, dining area, and kitchen area complemented by a half bath. Oversized windows on every level provide abundant natural light and stunning views. The upper floor includes convenient laundry and offers an additional flex space, which can be converted into a full washroom if you choose. The single-car attached garage boasts an oversized overhead door. The home includes rough-in gas line for a BBQ, roughed-in air conditioning, and luxury finishes like vinyl plank flooring, quartz countertops, and your choice of Linen or Slate color palettes. With three floors of above-ground living space, this condo is a must-see! Contact us today to make it yours! ( PLEASE note\* photos are of similar models but there are not an exact replication of the home)

Built in 2026

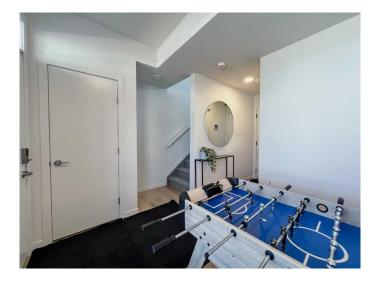
#### **Essential Information**

MLS® # A2227113 Price \$540,831

Bedrooms 2







Bathrooms 3.00

Full Baths 2

Half Baths 1

Square Footage 1,155 Acres 0.00

Year Built 2026

Type Residential

Sub-Type Row/Townhouse

Style 3 Storey
Status Active

## **Community Information**

Address 125 Arbour Lake Court Nw

Subdivision Arbour Lake

City Calgary
County Calgary
Province Alberta
Postal Code T3G 2L4

#### **Amenities**

Amenities Trash, Visitor Parking, Snow Removal

Parking Spaces 1

Parking Single Garage Attached

# of Garages 1

#### Interior

Interior Features Open Floorplan, Quartz Counters

Appliances Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator

Heating Forced Air Cooling Rough-In

Basement None

#### **Exterior**

Exterior Features BBQ gas line, Private Entrance

Lot Description Backs on to Park/Green Space, No Neighbours Behind, Greenbelt

Roof Asphalt Shingle

Construction Cement Fiber Board, Wood Frame

Foundation Poured Concrete

#### **Additional Information**

Date Listed June 3rd, 2025

5

Days on Market

Zoning TBD

HOA Fees 220

HOA Fees Freq. ANN

## **Listing Details**

Listing Office KIC Realty

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