

# \$236,999 - 5212, 315 Southhampton Drive Sw, Calgary

MLS® #A2194487

**\$236,999**

2 Bedroom, 1.00 Bathroom, 818 sqft

Residential on 0.00 Acres

Southwood, Calgary, Alberta

Welcome to this charming condo, perfect for a first-time homebuyer or a savvy investor! Enjoy the spacious two-bedroom layout with a convenient four-piece bath. The living area features an inviting wood-burning fireplace, ideal for cozy nights in. The updated vinyl plank flooring flows throughout, adding a modern touch. The kitchen offers plenty of cabinets and counter space and a new dishwasher.

This complex offers fantastic amenities such as tennis courts, a fitness centre, a racquetball court, and a social area with a kitchen for larger gatherings—perfect for entertaining! Conveniently located at Elbow Drive and Anderson Road, you're close to South Centre Mall, Stoney Trail, and all means of transportation, including LRT. Schools are conveniently nearby, making it a wonderful setting for families. Experience the perfect blend of comfort and convenience in this conveniently located property.

Built in 1976

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | A2194487  |
| Price          | \$236,999 |
| Bedrooms       | 2         |
| Bathrooms      | 1.00      |
| Full Baths     | 1         |
| Square Footage | 818       |



|            |             |
|------------|-------------|
| Acres      | 0.00        |
| Year Built | 1976        |
| Type       | Residential |
| Sub-Type   | Apartment   |
| Style      | Apartment   |
| Status     | Active      |

### **Community Information**

|             |                                |
|-------------|--------------------------------|
| Address     | 5212, 315 Southampton Drive Sw |
| Subdivision | Southwood                      |
| City        | Calgary                        |
| County      | Calgary                        |
| Province    | Alberta                        |
| Postal Code | T2W2T6                         |

### **Amenities**

|                |   |
|----------------|---|
| Amenities      | Fitness Center, Parking, Visitor Parking, Clubhouse, Coin Laundry, Playground, Party Room, Racquet Courts |
| Parking Spaces | 1   |
| Parking        | Stall   |

### **Interior**

|                   |  |
|-------------------|--|
| Interior Features | No Animal Home, No Smoking Home, Open Floorplan, Walk-In Closet(s) |
| Appliances        | Dishwasher, Electric Stove, Refrigerator                           |
| Heating           | Baseboard, Hot Water   |
| Cooling           | None   |
| # of Stories      | 3  |

### **Exterior**

|                   |   |
|-------------------|---|
| Exterior Features | Balcony, Courtyard, Basketball Court, Playground, Tennis Court(s) |
| Construction      | Vinyl Siding, Wood Frame  |

### **Additional Information**

|                |                     |
|----------------|---------------------|
| Date Listed    | February 19th, 2025 |
| Days on Market | 50                  |
| Zoning         | M-C1                |

### **Listing Details**

|                |            |
|----------------|------------|
| Listing Office | eXp Realty |
|----------------|------------|

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