

# \$1,050,000 - 104 Nolanlake View Nw, Calgary

MLS® #A2224543

**\$1,050,000**

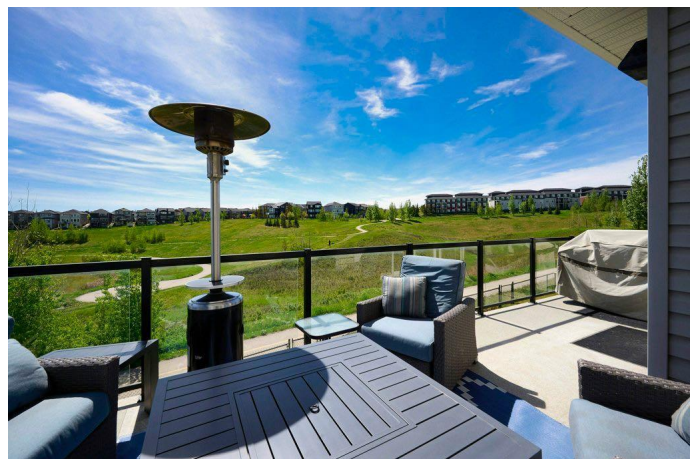
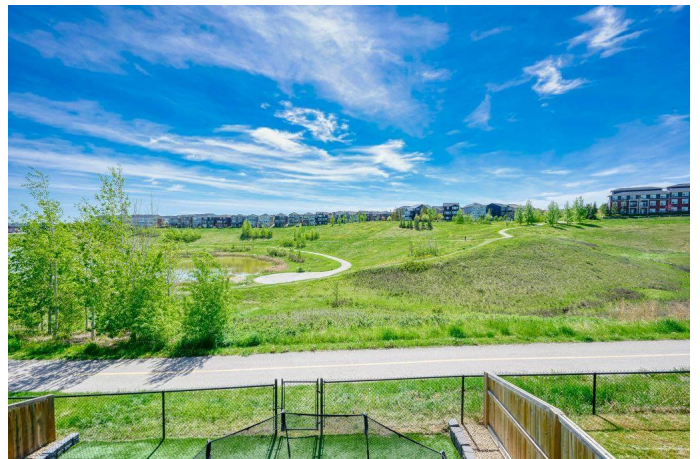
4 Bedroom, 4.00 Bathroom, 2,544 sqft

Residential on 0.09 Acres

Nolan Hill, Calgary, Alberta

LOCATION, LOCATION, LOCATION!!!! Prime lot. Backing onto GREENSPACE, POND, and PATHWAYS. This is one of the BEST locations in NOLAN HILL. This STUNNING and IMMACULATE home is loaded with UPGRADES. The OPEN CONCEPT is perfect for living and entertaining. The GOURMET kitchen has a massive ISLAND, high-end STAINLESS STEEL appliances and QUARTZ countertops and a WALK THROUGH PANTRY. The large DINING area has patio doors leading to your MASSIVE deck featuring SPECTACULAR VIEWS of the POND and GREENSPACE. The living room has a cozy FIREPLACE. Upstairs there is a large BONUS room with a den, a large primary bedroom with a LAVISH ENSUITE with a corner jetted tub, separate shower, and walk-in closet. Two other bedrooms, another bathroom, and laundry room complete the level. The WALKOUT basement is BEAUTIFULLY finished with a wet BAR, large living room, another bedroom and bathroom. The CENTRAL AIR CONDITIONING will keep you nice and cool on those hot summer days and nights. And an DOUBLE FINISHED GARAGE. Excellent location with plenty of green space, parks, and pathways at your doorstep, close to shopping, restaurants, all amenities, and with easy access to major roadways. Exceptional value â€“ donâ€™t miss out!

Built in 2016



## Essential Information

MLS® #	A2224543
Price	\$1,050,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,544
Acres	0.09
Year Built	2016
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

## Community Information

Address	104 Nolanlake View Nw
Subdivision	Nolan Hill
City	Calgary
County	Calgary
Province	Alberta
Postal Code	t3R 0w3

## Amenities

Amenities	None
Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

## Interior

Interior Features	Built-in Features, Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Storage, Walk-In Closet(s), Wet Bar
Appliances	See Remarks
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room, Stone

Has Basement	Yes
Basement	Finished, Full, Walk-Out

## Exterior

Exterior Features	Balcony
Lot Description	Back Yard, Backs on to Park/Green Space, Landscaped, Environmental Reserve
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	May 28th, 2025
Days on Market	45
Zoning	R-G
HOA Fees	100
HOA Fees Freq.	ANN

## Listing Details

Listing Office	RE/MAX House of Real Estate
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