

# \$535,990 - 303 Yorkville Avenue Sw, Calgary

MLS® #A2199586

**\$535,990**

3 Bedroom, 3.00 Bathroom, 1,469 sqft  
Residential on 0.04 Acres

Yorkville, Calgary, Alberta

**\*\* No Condo Fee Townhome Directly Across From the Park\*\*** The Ripley End offers 1,469 sq. ft. in the Yorkville Community in Calgary. This 3 bedrooms, 2.5 bath with 2 car Rear attached garage features Design Studio finishes like Quartz countertop in kitchen, Luxury vinyl plank flooring throughout main floor, Knock down ceiling, Stainless steel kitchen appliances and much more. Enjoy access to amenities including planned schools, an environmental reserve, and recreational facilities, sure to complement your lifestyle! The design, selection and finishes may not be exactly as shown.



Ripley End - First Floor



Printed on 2/26/24

Note: Actual usable floor space may vary from the stated floor area. Plans and drawings are artist's renderings and may contain typographical and other errors. Mattamy Homes reserves the right to make changes to these drawings, specifications, dimensions and materials without prior notice and without compensation. Stated dimensions and room footages are approximate and should not be used as a representation of the home's actual floor space or actual area. Any square footage of a single family home or a multi-family home that is stated herein is approximate only, may vary from the actual area, and is subject to change without notice or compensation.

Built in 2025

## Essential Information

MLS® #	A2199586
Price	\$535,990
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,469
Acres	0.04
Year Built	2025
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey

Status Active

### Community Information

Address 303 Yorkville Avenue Sw  
Subdivision Yorkville  
City Calgary  
County Calgary  
Province Alberta  
Postal Code T2X 5N3

### Amenities

Parking Spaces 2  
Parking Double Garage Attached  
# of Garages 2

### Interior

Interior Features Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Walk-In Closet(s)  
Appliances Dishwasher, Electric Stove, Garage Control(s), Range Hood, Refrigerator  
Heating Forced Air  
Cooling None  
Has Basement Yes  
Basement Full, Unfinished

### Exterior

Exterior Features Lighting, Rain Gutters  
Lot Description Back Lane, Interior Lot, Rectangular Lot, Street Lighting  
Roof Asphalt Shingle  
Construction Vinyl Siding, Wood Frame  
Foundation Poured Concrete

### Additional Information

Date Listed March 6th, 2025  
Days on Market 36  
Zoning DC

### Listing Details

Listing Office RE/MAX Crown

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