$491,000 - 213 Patina Park Sw, Calgary

MLS® #A2207853

$491,000
3 Bedroom, 2.00 Bathroom, 1,441 sqft
Residential on 0.00 Acres

Patterson, Calgary, Alberta

Located in the desirable complex of Patina Park, this 2-storey townhome offers the perfect blend of comfort, style, and scenery. Perched above a serene ravine, enjoy unobstructed panoramic views of the city skylineâ€”a stunning backdrop for your morning coffee on the spacious private deck. The main floor welcomes you with an inviting living room featuring a central fireplace, seamlessly flowing into the dining areaâ€”perfect for entertaining. The bright, eat-in kitchen offers ample space and natural light. Consider adding an island
or move your dining area here to encourage connection over meals. A discreet 2-piece powder room adds convenience on this floor. Upstairs, you'll find three generously sized bedrooms, ideal for families or guests, and a spacious 4-piece bathroom that adds to the home's functional layout. The fully finished lower level includes a versatile flex roomâ€”perfect as a home office, gym, or cozy family retreatâ€”along with laundry facilities and direct access to the attached garage. With visitor parking nearby and a quick commute to downtown, this home combines the tranquility of nature with the convenience of city living.

Built in 1992

Essential Information

MLS® #	A2207853
Price	$491,000

Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,441
Acres	0.00
Year Built	1992
Type	Residential
Sub-Type	Row/Townhouse
Style	Townhouse
Status	Active

Community Information

Address	213 Patina Park Sw
Subdivision	Patterson
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H 3E3

Amenities

Amenities	Visitor Parking
Parking Spaces	1
Parking	Single Garage Attached
# of Garages	1

Interior

Interior Features	See Remarks
Appliances	Dishwasher, Dryer, Electric Stove, Range Hood, Refrigerator, Washer
Heating	Forced Air
Cooling	Other
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Partially Finished, Partial

Exterior

Exterior Features	Balcony

Lot Description	Backs on to Park/Green Space, Many Trees
Roof	Asphalt
Construction	Brick, Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	April 9th, 2025
Days on Market	21
Zoning	M-CG

Listing Details

Listing Office	Real Estate Professionals Inc.

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