

# \$450,000 - 215, 7239 Sierra Morena Boulevard Sw, Calgary

MLS® #A2202093

**\$450,000**

2 Bedroom, 2.00 Bathroom, 1,215 sqft  
Residential on 0.00 Acres

Signal Hill, Calgary, Alberta

Welcome home to #215, 7239 Sierra Morena Blvd, SW in the coveted, 55+ complex of Sierras of Richmond Hill! In the highly desirable neighbourhood of Signal Hill, it boasts over 1200 square feet of comfortable and very well thought-out living space. With gleaming hardwood throughout the main living area, two big bedrooms, including the primary with four-piece en-suite, in suite laundry, walk-in closets, air conditioning and more! Year-round outdoor living is featured with a spectacular enclosed, wraparound balcony. This 55+ complex features amenities that are simply unmatched, including full fitness center, library, workshop, guest suites, party room, carwash bay, the list goes on and on. A true corner unit, you enjoy the benefit of northwest and west exposure to let the sunshine splash in. Your new home is walking distance to all the shops of Westhills and Signal Hill and mere steps away from transit. See what pride of ownership means. Book a showing today!

Built in 1995

## Essential Information

MLS® #	A2202093
Price	\$450,000
Bedrooms	2
Bathrooms	2.00



Full Baths	2
Square Footage	1,215
Acres	0.00
Year Built	1995
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### **Community Information**

Address	215, 7239 Sierra Morena Boulevard Sw
Subdivision	Signal Hill
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H3L7

### **Amenities**

Amenities	Car Wash, Elevator(s), Fitness Center, Gazebo, Parking, Recreation Facilities, Recreation Room, Secured Parking, Storage, Trash, Visitor Parking, Guest Suite, Party Room, Workshop
Parking Spaces	1
Parking	Parkade, Underground

### **Interior**

Interior Features	Ceiling Fan(s), Closet Organizers, Laminate Counters, No Animal Home, No Smoking Home, Open Floorplan, Storage, Vinyl Windows, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Garage Control(s), Refrigerator, Stove(s), Washer
Heating	Baseboard
Cooling	Window Unit(s)
# of Stories	4

### **Exterior**

Exterior Features	Balcony
Construction	Brick, Stucco, Wood Frame

### **Additional Information**

Date Listed	March 19th, 2025
Days on Market	14

Zoning

M-C2

## **Listing Details**

Listing Office

CIR Realty

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