

# \$349,900 - 12, 630 Sabrina Road Sw, Calgary

MLS® #A2220973

**\$349,900**

3 Bedroom, 2.00 Bathroom, 1,218 sqft  
Residential on 0.00 Acres

Southwood, Calgary, Alberta

Spacious three bedroom townhome with a great location. Great opportunity to put own touches on this home and make it shine again. Large eat-in kitchen overlooking west backyard and access to parking stall. Three generous sized bedrooms up, primary is huge with plenty of storage, all sharing a functionally layed out four piece bathroom. Lower level works great for a rec room retreat and has laundry hook ups. Well maintained complex close to LRT station, shopping and easy access to main arteries.

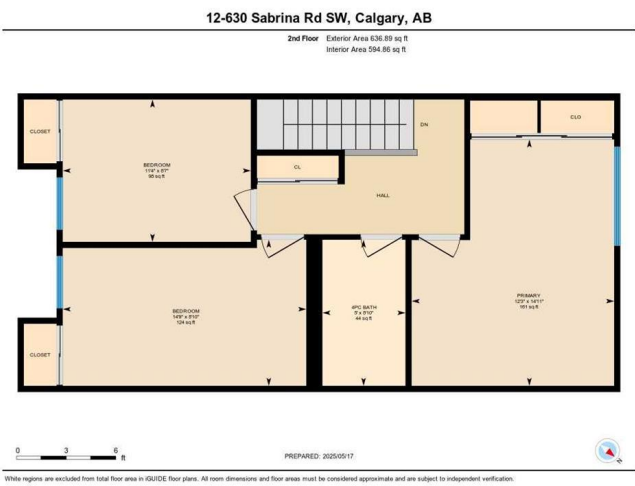
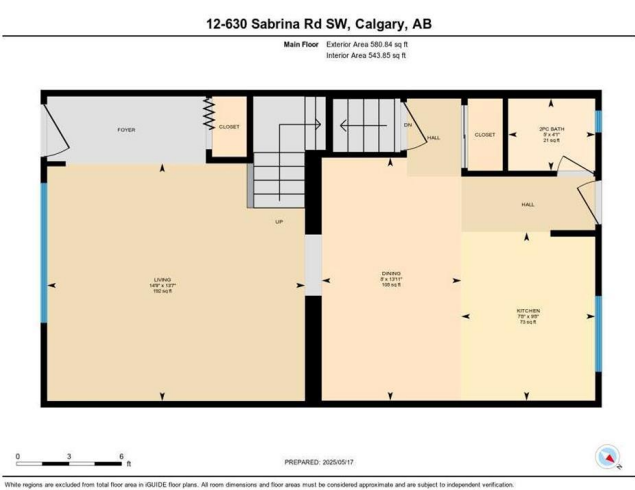


Built in 1975

## Essential Information

MLS® #	A2220973
Price	\$349,900
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,218
Acres	0.00
Year Built	1975
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

## Community Information



Address	12, 630 Sabrina Road Sw
Subdivision	Southwood
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2W 2N7

### **Amenities**

Amenities	Playground
Parking Spaces	1
Parking	Off Street, Stall

### **Interior**

Interior Features	Storage
Appliances	Electric Range
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	Private Yard
Lot Description	Back Lane, Back Yard, Front Yard, Fruit Trees/Shrub(s)
Roof	Asphalt Shingle
Construction	Stucco, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	May 18th, 2025
Days on Market	5
Zoning	M-CG

### **Listing Details**

Listing Office	Royal LePage Solutions
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