# \$499,900 - 2230, 1818 Simcoe Boulevard Sw, Calgary

MLS® #A2267301

#### \$499,900

2 Bedroom, 3.00 Bathroom, 1,851 sqft Residential on 0.00 Acres

Signal Hill, Calgary, Alberta

VIEWS!!! WELCOME to the PREMIUM unit in Dana Village! This 2 storey, TOP FLOOR, 2 bedroom, 3 bathroom condo is a true SHOWSTOPPER that has been COMPLETELY TRANSFORMED from top to bottom with over \$150,000 in RENOVATIONS! Offering over 1,850 Sq.Ft. of living space, this stunning home is PACKED with style, sophistication, and the WOW factor we all love!

From the moment you step inside, you'II be captivated by the soaring TWO-STORY CEILINGS and the dramatic WALL OF WINDOWS showcasing unobstructed CITY VIEWS that will take your breath away! The beautiful wood floors flow seamlessly throughout this bright and open space, leading you into a kitchen that's sure to impress. Featuring GRANITE countertops, crisp white cabinetry, stainless steel appliances, GLASS TILE backsplash, and even a BUTLER'S PANTRY! This kitchen is designed for entertaining and everyday living alike!

A spacious DINING AREA provides the perfect spot for hosting family and friends and shares a gorgeous modern FIREPLACE with the sun-filled living room â€" surrounded by wraparound windows that flood the space with natural light.

The MAIN FLOOR PRIMARY BEDROOM is a true retreat, large enough for a KING bed and







complete with a WALK-IN CLOSET and a lavish 6-piece ensuite featuring dual vanities, a large SOAKER TUB, and a stunning TILED WALK-IN SHOWER. The second bedroom is MASSIVE & equally impressiveâ€" beautifully updated with warm finishes and its own fully renovated 4-piece bathroom featuring a modern vanity and tile-surround tub.

Head upstairs to the LIGHT & BRIGHT LOFT â€" a versatile space with breathtaking DOWNTOWN VIEWS!! The Murphy bed (included) makes this the perfect guest suite, and there's still room for a home office, TV area, or hobby space â€" the options are endless!

This incredible home also offers a HUGE WRAP AROUND BALCONY, in-suite laundry, underground parking, a huge storage unit, air conditioning, and access to a car wash right in the parkade!

Located in the highly sought-after 55+ community of Dana Village, residents here enjoy an amazing lifestyle with daily social activities, a woodworking hobby room, billiards table, fitness center, library, dining hall, and social room â€" all within a warm, welcoming environment.

This is a one-of-a-kind home that truly has it all â€" luxury, comfort, and unbeatable VIEWS. Don't miss your chance to make it yours!

Built in 1998

## **Essential Information**

MLS® # A2267301 Price \$499,900

Bedrooms 2 Bathrooms 3.00 Full Baths 3

Square Footage 1,851
Acres 0.00

Year Built 1998

Type Residential Sub-Type Apartment

Style Loft
Status Active

## **Community Information**

Address 2230, 1818 Simcoe Boulevard Sw

Subdivision Signal Hill
City Calgary
County Calgary
Province Alberta
Postal Code T3H 3L9

#### **Amenities**

Amenities Snow Removal

Parking Spaces 1

Parking Assigned, Heated Garage, Parkade, Stall, Underground

# of Garages 1

#### Interior

Interior Features High Ceilings

Appliances Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Other,

Refrigerator, Washer, Window Coverings

Heating Forced Air, Natural Gas

Cooling Full
Fireplace Yes
# of Fireplaces 1

Fireplaces Dining Room, Gas, Living Room, Mantle, Three-Sided

# of Stories 3

Basement None

#### **Exterior**

Exterior Features Balcony Roof Clay Tile

Construction Brick, Stucco, Wood Frame

Foundation Poured Concrete

#### **Additional Information**

Date Listed October 31st, 2025

Days on Market 1

Zoning M-C1 d125

## **Listing Details**

Listing Office Real Broker

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