

# \$374,900 - 1104, 1888 Signature Park Sw, Calgary

MLS® #A2249683

**\$374,900**

2 Bedroom, 2.00 Bathroom, 1,180 sqft

Residential on 0.00 Acres

Signal Hill, Calgary, Alberta

Enjoy unobstructed eastward views and morning sun on your large private patio. This functional floor plan is nicely laid out with an open living area, 9 Ft ceilings, bedrooms on opposite sides, a central kitchen, separate laundry room, plus an office/den. The bright kitchen has white cabinetry, beautiful granite counter tops, stainless steel appliances, and an eat up breakfast bar. Generous sized bedrooms both with large walk in closets are very comfortable. The primary suite has direct access to the private patio and a 5 piece ensuite with separate shower, soaker tub, dual sinks, and a large granite vanity. The 4 piece main bath is centrally located, also boasting a granite vanity. The spacious office/flex space measuring almost 10' x 10' incorporates great versatility. The living room with gas fireplace and large dining area are lined with windows bringing in abundant natural light. 2 TITLED PARKING Spaces + your titled storage locker are secure in the underground parkade which is also home to a resident only car wash. Downtown commuting is a breeze with the Sirocco LRT mere moments away. West Market & Signature Park Plaza located just down the block offer a variety of shopping, eateries & professional services, including Sunterra Market & Starbucks! Biking/walking paths, parks, a plethora of amenities & shopping plus easy access to major causeways makes Signal Hill a convenient community to call home!



Built in 2003

## Essential Information

|                |                   |
|----------------|-------------------|
| MLS® #         | A2249683          |
| Price          | \$374,900         |
| Bedrooms       | 2                 |
| Bathrooms      | 2.00              |
| Full Baths     | 2                 |
| Square Footage | 1,180             |
| Acres          | 0.00              |
| Year Built     | 2003              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |

## Community Information

|             |                              |
|-------------|------------------------------|
| Address     | 1104, 1888 Signature Park Sw |
| Subdivision | Signal Hill                  |
| City        | Calgary                      |
| County      | Calgary                      |
| Province    | Alberta                      |
| Postal Code | T3H 4Z1                      |

## Amenities

|                |                                                         |
|----------------|---------------------------------------------------------|
| Amenities      | Elevator(s), Secured Parking, Visitor Parking, Car Wash |
| Parking Spaces | 2                                                       |
| Parking        | Secured, Underground                                    |

## Interior

|                   |                                                                                                                                              |
|-------------------|----------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Bookcases, Breakfast Bar, Closet Organizers, Double Vanity, Granite Counters, High Ceilings, No Smoking Home, Soaking Tub, Walk-In Closet(s) |
| Appliances        | Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Wall/Window Air Conditioner, Washer/Dryer Stacked, Window Coverings            |
| Heating           | Baseboard                                                                                                                                    |
| Cooling           | Window Unit(s)                                                                                                                               |
| Fireplace         | Yes                                                                                                                                          |
| # of Fireplaces   | 1                                                                                                                                            |

|              |                  |
|--------------|------------------|
| Fireplaces   | Gas, Living Room |
| # of Stories | 2                |

### Exterior

|                   |                           |
|-------------------|---------------------------|
| Exterior Features | None                      |
| Roof              | Asphalt Shingle           |
| Construction      | Stone, Stucco, Wood Frame |

### Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | August 19th, 2025 |
| Days on Market | 16                |
| Zoning         | M-C1 d84          |

### Listing Details

|                |              |
|----------------|--------------|
| Listing Office | RE/MAX First |
|----------------|--------------|

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