

# \$979,900 - 292 Nolanfield Way Nw, Calgary

MLS® #A2211290

**\$979,900**

4 Bedroom, 3.00 Bathroom, 2,545 sqft

Residential on 0.13 Acres

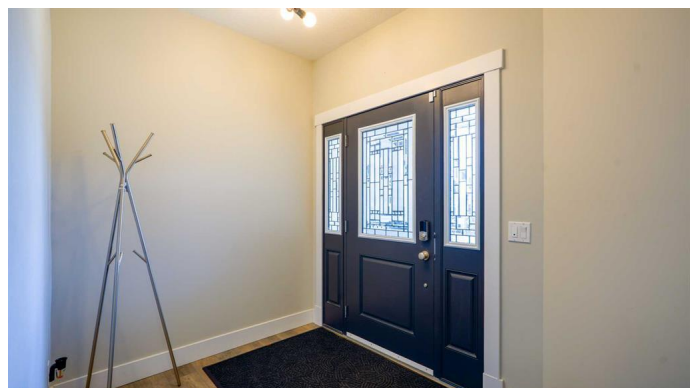
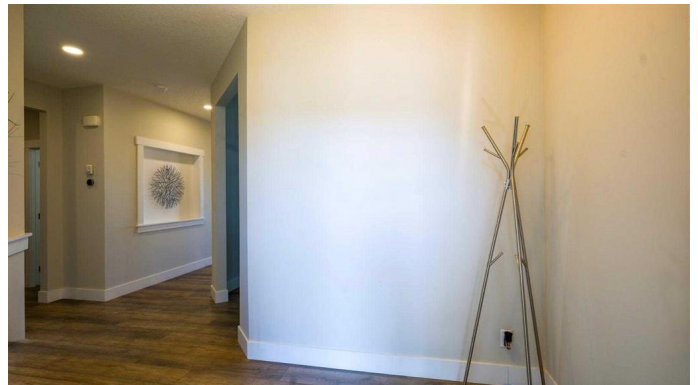
Nolan Hill, Calgary, Alberta

Welcome to Nolan Hill! This beautifully upgraded 4-bedroom home with a double attached garage is packed with premium features and modern touches throughout. The main floor showcases a gourmet kitchen with built-in appliances and complete with full-height cabinetry, dual dishwashers, and an oversized quartz island—perfect for both everyday living and entertaining. A spacious den/home office just off the foyer offers a versatile workspace, while rich dark hardwood flooring complements the open-concept layout.

Step outside to enjoy the extended composite deck overlooking a large, pie-shaped backyard—ideal for summer gatherings. Upstairs, you'll find a stunning vaulted bonus room, a stylish Jack and Jill bathroom, and a luxurious vaulted primary bedroom featuring dual sinks and a deep walk-in closet. Granite countertops flow throughout the home, including in the conveniently located upper-level laundry room.

Additional upgrades include a long driveway that fits up to four vehicles, 9-foot ceilings on all levels (including the basement), a dedicated AV closet, and a meticulously maintained, pet-free, smoke-free interior.

All this, located on a quiet street just steps from a charming playground and close to numerous shopping destinations like Sage Hill Crossing, Beacon Hill, and the Gates of Nolan.



Don't miss the opportunity to call this exceptional NW Calgary community home—come see it today!

Built in 2012

### Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2211290    |
| Price          | \$979,900   |
| Bedrooms       | 4           |
| Bathrooms      | 3.00        |
| Full Baths     | 2           |
| Half Baths     | 1           |
| Square Footage | 2,545       |
| Acres          | 0.13        |
| Year Built     | 2012        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 292 Nolanfield Way Nw |
| Subdivision | Nolan Hill            |
| City        | Calgary               |
| County      | Calgary               |
| Province    | Alberta               |
| Postal Code | T3R0M1                |

### Amenities

|                |                        |
|----------------|------------------------|
| Amenities      | Playground             |
| Parking Spaces | 4                      |
| Parking        | Double Garage Attached |
| # of Garages   | 2                      |

### Interior

|                   |                                                                                               |
|-------------------|-----------------------------------------------------------------------------------------------|
| Interior Features | Granite Counters                                                                              |
| Appliances        | Built-In Oven, Central Air Conditioner, Dishwasher, Electric Cooktop, Microwave, Washer/Dryer |

|                 |                         |
|-----------------|-------------------------|
| Heating         | Forced Air, Natural Gas |
| Cooling         | Central Air             |
| Fireplace       | Yes                     |
| # of Fireplaces | 1                       |
| Fireplaces      | Electric                |
| Has Basement    | Yes                     |
| Basement        | Full, Unfinished        |

## Exterior

|                   |                                 |
|-------------------|---------------------------------|
| Exterior Features | None                            |
| Lot Description   | Pie Shaped Lot                  |
| Roof              | Asphalt Shingle                 |
| Construction      | Stone, Vinyl Siding, Wood Frame |
| Foundation        | Poured Concrete                 |

## Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | April 12th, 2025 |
| Days on Market | 21               |
| Zoning         | R-G              |
| HOA Fees       | 105              |
| HOA Fees Freq. | ANN              |

## Listing Details

|                |            |
|----------------|------------|
| Listing Office | KIC Realty |
|----------------|------------|

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