1206 Sienna Park Green SW

Calgary | Active | MLS® A2349396

$245,000









Bedrooms	Bathrooms	Year Built	Living area
2	**2**	**1997**	**992.18 sq. ft.**

Your next move starts with a conversation.

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Listed by Town Residential

A closer look

PRICED TO SELL - EXCELLENT VALUE!

Enjoy quiet, low maintenance living in this spacious 55+ condo in sought after Signal Hill. Among the largest floor plans in the complex, this home features a functional kitchen with a like-new dishwasher and glass-top stove, open living and dining area, and two well-sized bedrooms including a primary with private two-piece ensuite.

The standout feature is the glass enclosed balcony with windows that open, creating a sunroom-style space you can enjoy almost year round, included with a gas BBQ for easy entertaining.

In suite laundry, secure underground parking, private storage locker, and access to a fitness centre, a game room with library, and courtyard complete the package. Close to bus stops, walking paths, shopping, and Stoney Trail for quick escapes to the mountains!

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2349396
Bedrooms	2
Bathrooms	2
Year Built	1997
Property Type:	Residential
Property Sub Type:	Apartment
Condo Type:	Conventional Condo
Transaction Type:	For Sale
Suite:	No
Num Legal Suites:	0
Num Illegal Suites:	0
Home Style:	Apartment-Single Level Unit
Total Living Area:	992.18 sq. ft.
Condo Fee:	$649.93

Condo Fee Includes:	Amenities of HOA/Condo, Common Area Maintenance, Gas, Heat, Maintenance Grounds, Parking, Professional Management, Reserve Fund Contributions, See Remarks, Sewer, Snow Removal, Trash, Water
Front Exposure:	South
Unit Exposure:	North
Floor Location:	Other
Entry Level:	2
Stories Total:	4
Levels:	Single Level Unit
End Unit:	2+ Common Walls
Total Rooms Above Grade:	5
Year built:	1997 (Age: 29)
Bedrooms:	2 (Above Grd: 2)
Bedrooms Above Grade:	2
Bedrooms On Main:	2
Bedrooms Below Grade:	0
Bathrooms:	2.0 (Full:1, Half:1)
Num Ensuite Baths:	1
Plan:	9711042
Heating:	Baseboard
New Constr.:	No
Construction Material:	Brick, Cedar, Stucco, Wood Frame
Structure Type:	Low Rise (2-4 stories)
Roof:	Asphalt Shingle
Ensuite:	Yes
Flooring:	Carpet, Linoleum
Cooling:	None

Fireplaces:	0
Garage:	No
Garage Spaces:	1
Parking:	Assigned, Guest, Heated Garage, Secured, Underground
Parking Places:	1
Parking Total/Covered:	1 / -
Laundry Features:	In Unit, Laundry Room, Main Level
Condo Fee Frequency:	Monthly
City Quadrant:	Southwest
Condo Name:	Sienna Park Green Village
Community:	Signal Hill
Amenities:	Clubhouse, Elevator(s), Fitness Center, Guest Suite, Parking, Party Room, Recreation Facilities, Recreation Room, Secured Parking, Snow Removal, Visitor Parking
Appliances:	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer
Inclusions:	BBQ on Balcony, Dining Room Table and Chairs
Restrictions:	Adult Living, Pets Not Allowed, Restrictive Covenant, See Remarks, Utility Right Of Way
Pets Allowed:	No
Main Floor	Living/Dining Room Combination · 22'3" × 11'10" ·
Main Floor	Kitchen · 11'10" × 8'10" ·
Main Floor	Bedroom - Primary · 16'4" × 12'3" ·
Main Floor	Bedroom · 12'1" × 8'10" ·
Main Floor	Foyer · 6' × 5'6" ·
Main Floor	Laundry · 6'7" × 5'3" ·
Title to Land:	Fee Simple
Community Features:	Park, Playground, Schools Nearby, Shopping Nearby, Sidewalks, Street Lights, Walking/Bike Paths

Interior Features:	Laminate Counters, No Animal Home, Open Floorplan, See Remarks, Storage
Exterior Features:	Balcony, BBQ gas line, Courtyard
Patio And Porch Features:	Balcony(s), Glass Enclosed
Num. of Parcels:	0
Region:	Calgary
Zone:	CAL Zone W
Zoning:	M-C1 d75
Listed Date:	Sep 30, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/1206-sienna-park-green-sw-calgary-a2349396/

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Data was last updated November 23, 2026 at 12:05 PM (UTC)

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