# 1312 115 Prestwick Villas SE

Calgary | Active | MLS® A2354973

**$319,900**









| Bedrooms | Bathrooms | Year Built | Living area |
|---|---|---|---|
| **2** | **2** | **2008** | **879.61 sq. ft.** |

## Your next move starts with a conversation.

**403-830-5152 | tiwana@maltiwana.ca**

Listed by Grand Realty

# A closer look

NEW AGAIN IN PRESTWICK. There is something genuinely different about this condo building. Rather than choosing between an older condo in an established neighborhood of McKenzie Towne or new condo construction in a further developing community, here you can have elements of both.
Originally constructed in 2008, the building has undergone extensive reconstruction following a 2024 fire, providing the opportunity to own a newly professionally rebuilt condo by CANA Group of Companies in an established Village of Prestwick inside the award winning community of McKenzie Towne.
This bright corner unit condo features two bedrooms, two full bathrooms, functional layout finished with vinyl plank flooring, quartz countertops and stainless steel appliances. The primary bedroom includes a walk-in closet, carpet flooring and private 4-piece ensuite, while the second bedroom and full bathroom provide flexibility for guests, family or a roommate. A large entry is designed for a dedicated computer area or additional storage. In-suite laundry room and additional assigned storage provides generous storage.
A west-facing private balcony welcomes summer barbecues with friends looking at the mountains with a gas hook-up and your vehicle will remain warm in the winter with a titled heated underground parking stall. The building is also pet-friendly.
Best of all, you are buying into an established suburban community rather than waiting for one to grow around you. Schools (Public and Separate Boards), shopping, restaurants and services are already close at hand.
Established community. Rebuilt residence. Modern finishes.

# Property details

| | |
|---|---|
| **Status** | Active |
| **Prop. Type** | Residential |
| **MLS® Num** | A2354973 |
| **Bedrooms** | 2 |
| **Bathrooms** | 2 |
| **Year Built** | 2008 |
| **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:** | 879.61 sq. ft. |
| **Condo Fee:** | $475.00 |
| **Condo Fee Includes:** | Common Area Maintenance, Gas, Heat, Insurance, Maintenance Grounds, Professional Management, Reserve Fund Contributions, Sewer, Snow Removal, Trash, Water |
| **HOA Fee Frequency:** | Annually |
| **Front Exposure:** | West |
| **Unit Exposure:** | Southwest |
| **Floor Location:** | Other |
| **Entry Level:** | 3 |
| **Stories Total:** | 4 |
| **Levels:** | Single Level Unit |
| **End Unit:** | 2+ Common Walls |
| **Total Rooms Above Grade:** | 6 |
| **Year built:** | 2008 (Age: 18) |
| **Bedrooms:** | 2 (Above Grd: 2) |
| **Bedrooms Above Grade:** | 2 |
| **Bedrooms On Main:** | 2 |
| **Bedrooms Below Grade:** | 0 |
| **Bathrooms:** | 2.0 (Full:2, Half:0) |
| **Num Ensuite Baths:** | 1 |
| **Plan:** | 0810694 |
| **Heating:** | Fireplace(s), Radiant |
| **Foundation:** | Poured Concrete |
| **New Constr.:** | Yes |
| **Construction Material:** | Wood Frame |

| | |
|---|---|
| **Structure Type:** | Low Rise (2-4 stories) |
| **Ensuite:** | Yes |
| **Flooring:** | Carpet, Ceramic Tile, Vinyl Plank |
| **Cooling:** | None |
| **Fireplaces:** | 1 |
| **Fireplace Details:** | Gas, Living Room |
| **Garage:** | No |
| **Parking:** | Heated Garage, Secured, Titled, Underground |
| **Parking Places:** | 1 |
| **Parking Total/Covered:** | 1 / - |
| **Laundry Features:** | In Unit |
| **HOA Fee:** | $235.00 |
| **Condo Fee Frequency:** | Monthly |
| **City Quadrant:** | Southeast |
| **Condo Name:** | Prestwick Place |
| **Community:** | McKenzie Towne |
| **Amenities:** | Elevator(s), Parking, Storage, Trash, Visitor Parking |
| **Appliances:** | Dishwasher, Garage Control(s), Microwave Hood Fan |
| **Inclusions:** | n/a |
| **Restrictions:** | Condo/Strata Approval |
| **Pets Allowed:** | Restrictions, Yes |
| **Main Floor** | Kitchen · 9'6" × 9' · |
| **Main Floor** | Dining Room · 10'11" × 7'7" · |
| **Main Floor** | Living Room · 14'6" × 12'8" · |
| **Main Floor** | Laundry · 5'3" × 3'2" · |
| **Main Floor** | Bedroom - Primary · 11'10" × 10'11" · |

| | |
|---|---|
| **Main Floor** | Bedroom · 10'11" × 10'5" · |
| **Main Floor** | Foyer · 10'4" × 8'3" · |
| **Main Floor** | Balcony · 12'5" × 6'5" · |
| **Title to Land:** | Fee Simple |
| **Community Features:** | Park, Playground, Schools Nearby, Shopping Nearby, Sidewalks, Street Lights, Walking/Bike Paths |
| **Interior Features:** | Breakfast Bar, Built-in Features, Ceiling Fan(s), No Animal Home, No Smoking Home, Quartz Counters, Storage, Walk-In Closet(s) |
| **Exterior Features:** | Balcony, BBQ gas line, Courtyard, Playground, Storage |
| **Patio And Porch Features:** | Balcony(s) |
| **Num. of Parcels:** | 0 |
| **Region:** | Calgary |
| **Zone:** | CAL Zone SE |
| **Zoning:** | M-2 |
| **Listed Date:** | Oct 30, 2026 |

### Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/1312-115-prestwick-villas-se-calgary-a2354973/

## Tiwana Team | 403-830-5152 | tiwana@maltiwana.ca

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