

920 68 Avenue #207, Calgary T2V 0N6

MLS®#: **A2148178** Area: **Kingsland** Listing Date: **07/12/24** List Price: **\$270,000**
 Status: **Active** County: **Calgary** Change: **-\$13k, 16-Aug** Association: **Fort McMurray**



General Information

Prop Type: **Residential**
 Sub Type: **Apartment**
 City/Town: **Calgary**
 Year Built: **1970**
Lot Information
 Lot Sz Ar:
 Lot Shape:

Finished Floor Area
 Abv Sqft: **879**
 Low Sqft:
 Ttl Sqft: **879**

DOM

66
Layout
 Beds: **2 (2)**
 Baths: **1.0 (1 0)**
 Style: **Low-Rise(1-4)**

Parking

Ttl Park: **1**
 Garage Sz:

Access:
 Lot Feat:
 Park Feat: **Assigned,Off Street,Parking Lot,Stall**

Utilities and Features

Roof: **Tar/Gravel** Construction: **Brick,Stucco**
 Heating: **Baseboard** Flooring: **Carpet,Laminate,Tile**
 Sewer: Ext Feat: **Balcony** Water Source:
 Fnd/Bsmt:
 Kitchen Appl: **Dishwasher,Dryer,Electric Stove,Microwave Hood Fan,Refrigerator,Washer**
 Int Feat: **Breakfast Bar,Pantry,See Remarks**
 Utilities:

Room Information

Room	Level	Dimensions	Room	Level	Dimensions
4pc Bathroom	Main	8`2" x 5`1"	Bedroom	Main	10`10" x 9`5"
Dining Room	Main	11`9" x 10`11"	Kitchen	Main	14`7" x 8`10"
Living Room	Main	17`10" x 11`11"	Bedroom - Primary	Main	12`4" x 12`11"

Legal/Tax/Financial

Condo Fee: **\$583** Title: **Fee Simple** Zoning: **DC (pre 1P2007)**
 Fee Freq:

Monthly

Legal Desc: **0915356**

Remarks

Pub Rmks: **Discover an exceptional 2-bedroom condo with over 880 sq.ft. of living space in a prime location just off Elbow Drive! This well-maintained building is close to Rockyview Hospital, within walking distance to Chinook Mall, and offers quick access to downtown. Enjoy the spacious living room and large dining area, alongside an upgraded kitchen featuring a breakfast bar, granite countertops, and stainless steel appliances. Full bath also boasts granite countertops, while the generously sized master bedroom includes a west-facing window. With heat, water, and sewer included in the affordable condo fee, this condo offers unbeatable value and convenience!**

Inclusions: **N/A**
Property Listed By: **eXp Realty**

TO VIEW THIS PROPERTY WITH AN A-TEAM BUYER'S AGENT PLEASE CONTACT (587) 700-7123