

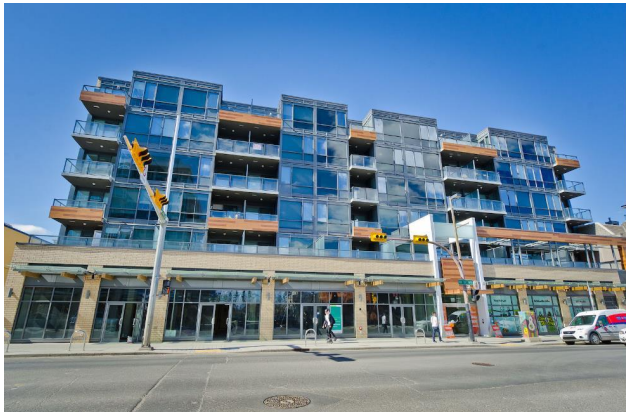


THE A-TEAM

RE/MAX FIRST

301 10 Street #405, Calgary T2N1V5

MLS#: A2159173 Area: Hillhurst Listing: 08/20/24 List Price: \$519,000
Status: Active County: Calgary Change: None Association: Fort McMurray



General Information

Prop Type: Residential
Sub Type: Apartment
City/Town: Calgary
Year Built: 2016

Lot Information

Lot Sz Ar:
Lot Shape:

Access:
Lot Feat:
Park Feat: Stall, Underground

Finished Floor Area
Abv Sqft: 733
Low Sqft:
Ttl Sqft: 733

DOM

105
Layout
Beds: 2 (2)
Baths: 2.0 (2 0)
Style: Apartment

Parking

Ttl Park: 1
Garage Sz:

Utilities and Features

Roof: Rubber
Heating: Fan Coil, Natural Gas
Sewer:
Ext Feat: Balcony

Construction: Concrete
Flooring: Hardwood
Water Source:
Fnd/Bsmt:

Kitchen Appl: Dishwasher, Dryer, Garage Control(s), Gas Cooktop, Microwave Hood Fan, Oven-Built-In, Refrigerator, Washer, Window Coverings
Int Feat: High Ceilings, No Animal Home, No Smoking Home
Utilities:

Room Information

Room Level Dimensions
Living/Dining Room Combination Main 17'1" x 11'10"
Bedroom Main 9'10" x 4'7"
4pc Bathroom Main 0'0" x 0'0"

Room Level Dimensions
Bedroom - Primary Main 11'2" x 8'10"
3pc Ensuite bath Main 0'0" x 0'0"
Laundry Main 6'7" x 4'7"

Legal/Tax/Financial

Condo Fee: \$560 Title: Fee Simple Zoning: DC
Fee Freq: Monthly

Legal Desc: **1612278**

Remarks

Pub Rmks: **Heart of the City !! (THE KENSINGTON) a concrete building by Bucci developments. Upscale finishings throughout. City Views, Big Bright 2 Bed 2 Bath with high ceilings and the best location!! Central Air, Bike Room, Titled parking, Storage Locker, In suite Laundry, Gas Stove, Quartz Counters, Bosch / Fisher Paykel Appliances, right in the village of Kensington, walk to the Safeway, LRT, Shops restaurants, coffee shops etc. ... Must See**

Inclusions: **N/A**

Property Listed By: **Boutique Properties Inc.**

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