

Game Room

Basement

15`6" x 13`11"

Furnace/Utility Room
Legal/Tax/Financial

Basement

18`2" x 6`10"

Condo Fee:
\$485

Title:
Fee Simple
Fee Freq:
Monthly

Zoning:
M-C1

Legal Desc: **1412068**

Remarks

Pub Rmks: **OUTSTANDING inner city townhouse located in the HEART of BRIDGELAND. Just 5 minutes from downtown + walking distance to shopping, restaurants, parks & transit. Featuring 2 bedrooms + 2/2 baths, 9 foot ceilings, solid core doors and central AIR CONDITIONING, this home is a MUST see! Main floors offers a spacious living room w/ access to back patio, open to good sized kitchen showcasing a waterfall island, ss appliances, soft close cabinets + subway backsplash. 2 pc powder room completes the main level. Ascend upstairs to the large primary bedroom boasting a 4 pc ensuite w/ dual vanities + walk in closet. Additional good sized bedroom, 4 pc bath + upstairs laundry. The third level loft boasts a VAULTED ceiling + SKYLIGHTS w/ access to private ROOFTOP PATIO. Lower level is laid out nicely for future development. Just steps away from shopping, restaurants, tennis courts, parks + Bridgeland LRT station. Quick Access to downtown, Calgary Zoo, Inglewood, East Village and Deerfoot Trail. Exceptional Value!**

Inclusions:
Property Listed By: **Window Coverings**
RE/MAX House of Real Estate

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





