



THE
A-TEAM

**RE/MAX
FIRST**

1920 14 Avenue #230, Calgary T2E 8V4

MLS® #: **A2175945**

Area: **Mayland Heights**

Listing Date: **10/29/24**

List Price: **\$249,900**

Status: **Active**

County: **Calgary**

Change: **-\$10k, 27-Nov**

Association: **Fort McMurray**



General Information

Prop Type: **Residential**
Sub Type: **Apartment**
City/Town: **Calgary**
Year Built: **1999**

Finished Floor Area

Abv Sqft: **822**
Low Sqft:
Ttl Sqft: **822**

DOM

85
Layout
Beds: **2 (2)**
Baths: **2.0 (2 0)**
Style: **Low-Rise(1-4)**

Lot Information

Lot Sz Ar:
Lot Shape:

Parking

Ttl Park: **1**
Garage Sz:

Access:

Lot Feat:

Park Feat:

Off Street,Parkade,Stall,Underground

Utilities and Features

Roof: **Asphalt Shingle**
Heating: **In Floor,Natural Gas**
Sewer: **Public Sewer**
Ext Feat: **Lighting,Storage**

Construction: **Brick,Vinyl Siding**
Flooring: **Carpet,Linoleum**
Water Source: **Public**
Fnd/Bsmt: **Poured Concrete**

Kitchen Appl: **Dishwasher,Dryer,Electric Stove,Microwave,Range Hood,Refrigerator,Washer,Window Coverings**
Int Feat: **Ceiling Fan(s),High Ceilings,Kitchen Island,Pantry,Walk-In Closet(s)**
Utilities: **Cable Available,Electricity Available,Sewer Available,Water Available**

Room Information

Room	Level	Dimensions	Room	Level	Dimensions
3pc Ensuite bath	Main	6`2" x 8`2"	4pc Bathroom	Main	7`2" x 8`1"
Bedroom	Main	11`0" x 10`4"	Dining Room	Main	9`0" x 11`9"
Kitchen	Main	10`4" x 14`7"	Living Room	Main	9`8" x 11`1"
Bedroom - Primary	Main	10`7" x 13`4"			

Legal/Tax/Financial

Condo Fee:
\$449

Title:
Fee Simple
Fee Freq:
Monthly

Zoning:
M-C1

Legal Desc: **9913437**

Remarks

Pub Rmks: ***MOVE-IN READY* Cozy 2-bedroom, 2-bathroom apartment in the fantastic community of Mayland Heights. This property has an inviting open concept living room and kitchen. The kitchen has 5-appliances, island, large pantry and loads of cupboard space. There is a spacious primary bedroom, which has a 3-piece ensuite bathroom and walk-in closet. Down the hall there is a 2nd bedroom, main bathroom and laundry room for your convenience. There is underground parking and a storage locker. The building is Professionally Managed, has a delightful lobby, dining and entertainment space. Visitor parking when you have guest and a great location. Close to all major routes, shopping, schools, Deerfoot Athletic Park and so much more. Book your showing today!**

Inclusions:
Property Listed By: **N/A**
Hope Street Real Estate Corp.

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







