



THE  
**A-TEAM**

**RE/MAX  
FIRST**

**360 HARVEST HILLS Way #320, Calgary T3K2S1**

MLS® #: **A2181732**      Area: **Harvest Hills**      Listing Date: **12/01/24**      List Price: **\$408,888**  
 Status: **Active**      County: **Calgary**      Change: **-\$20k, 11-Dec**      Association: **Fort McMurray**



General Information

Prop Type: **Residential**  
 Sub Type: **Apartment**  
 City/Town: **Calgary**  
 Year Built: **2022**

Finished Floor Area

Abv Sqft: **872**  
 Low Sqft:  
 Ttl Sqft: **872**

DOM

**20**  
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: **Stall,Titled**

Utilities and Features

Roof:  
 Heating: **Baseboard**  
 Sewer:  
 Ext Feat: **Balcony**

Construction: **Composite Siding,Concrete,Wood Frame**  
 Flooring: **Vinyl**  
 Water Source:  
 Fnd/Bsmt: **Poured Concrete**

Kitchen Appl: **Dishwasher,Electric Stove,Microwave Hood Fan,Washer/Dryer,Window Coverings**  
 Int Feat: **Breakfast Bar,High Ceilings,No Smoking Home**  
 Utilities: **Water Paid For**

Room Information

Room	Level	Dimensions	Room	Level	Dimensions
4pc Bathroom	Main	10`7" x 4`11"	4pc Ensuite bath	Main	8`4" x 5`0"
Bedroom	Main	10`8" x 12`10"	Bedroom - Primary	Main	10`7" x 11`5"
Kitchen With Eating Area	Main	11`6" x 10`1"	Living Room	Main	12`7" x 14`0"
Laundry	Main	3`6" x 3`4"			

Legal/Tax/Financial

Condo Fee: <b>\$343</b>	Title: <b>Fee Simple</b>	Zoning: <b>M-1</b>
	Fee Freq: <b>Monthly</b>	
Legal Desc:	<b>2211433</b>	

Remarks

Pub Rmks: **Amazing New Condo located just 5 min from the airport and the bus stop to many location is right in front of the condo. We are pleased to present the opportunity to acquire a property in an highly demanded, in-fill location. Parks of Harvest Hills Apartments is among the best located and best maintained properties in Harvest hills, where a veritable hotbed of development is set in a family-oriented, values-focused neighbourhood community. Pets are allowed. Dogs & Cats allowed with weight restriction below 40kg; with board approval.**

Inclusions: **N/A**

Property Listed By: **Real Estate Professionals Inc.**

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







