

10 PRESTWICK Bay #2221, Calgary T2Z 0B5

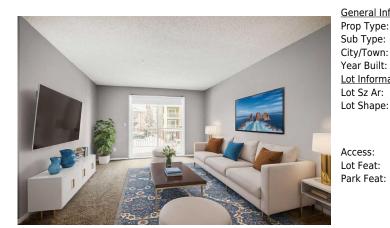
Sewer:

Utilities:

McKenzie Towne Listing 01/07/25 List Price: \$309,900 MLS®#: A2185044 Area:

Status: Active County: Calgary None Association: Fort McMurray Change:

Date:



General Information

Prop Type: Residential Sub Type: **Apartment** City/Town: Calgary

2006 Year Built: Abv Saft: 834 Lot Information Low Sqft:

Finished Floor Area

DOM

Layout

Beds:

Baths:

Style:

<u>Parking</u> Ttl Park:

Garage Sz:

2 (2)

1

2.0 (2 0)

Apartment

25

Ttl Sqft: 834 Lot Sz Ar:

Lot Feat: Park Feat: Heated Garage, Parkade, Titled, Underground

Utilities and Features

Roof: Construction:

Heating: **Baseboard Vinyl Siding, Wood Frame**

Flooring:

Ext Feat: Balcony Carpet, Linoleum Water Source:

Fnd/Bsmt:

Kitchen Appl: Electric Stove, Microwave, Other, Range Hood, Refrigerator, Washer/Dryer

Int Feat: Breakfast Bar, No Animal Home, No Smoking Home, Storage

Room Information

Level <u>Level</u> <u>Room</u> Dimensions Room **Dimensions Bedroom - Primary** Main 10`11" x 10`8" Walk-In Closet Main 7`2" x 4`7" 11`10" x 10`2" **Bedroom** Main **Living Room** Main 13`10" x 11`10" 10`9" x 8`8" **Dining Room** 10`1" x 8`4" Kitchen Main Main Foyer Main 5`5" x 4`4" Laundry Main 6'0" x 3'10" 7`6" x 4`11" 8`2" x 4`11" 4pc Ensuite bath Main 4pc Bathroom Main

Legal/Tax/Financial

Condo Fee: Title: Zoning: Fee Freq: **Monthly**

Legal Desc: **0713209**

Remarks

Pub Rmks:

Welcome to The Pointe at Prestwick in the vibrant community of McKenzie Towne! This bright and spacious 2-bedroom, 2-bathroom condo offers an ideal combination of comfort and convenience. With large windows throughout, the home is filled with natural light, creating a warm and inviting atmosphere. The open-concept kitchen and dining area are perfect for hosting gatherings with family and friends, while the cozy living space leads to a private balcony - a serene spot to unwind. Enjoy the comfort of underground heated parking, a true luxury during chilly winter months. Love being located close to all that 130th Avenue Shopping District offers, commuting is a breeze with quick connections to 52nd Avenue, Deerfoot, and Stoney Trails, as well as convenient transit options. McKenzie Towne offers a wealth of outdoor amenities, including a network of scenic pathways, lush green spaces, parks, and picturesque ponds. Families will love the community's splash park, outdoor hockey rink, and skate park, making it an ideal place for all ages. This stunning property offers the perfect blend of modern living, thoughtful design, and unbeatable location. It's move in ready... Don't miss the opportunity to make it yours — it's a must-see! NOTE: Furnished Images are virtually staged.

Inclusions: N/A

Property Listed By: CIR Realty

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









