



THE A-TEAM

RE/MAX FIRST

723 57 Avenue #107, Calgary T2V 4Z3

MLS@#: A2204237 Area: Windsor Park Listing Date: 03/20/25 List Price: \$237,500
Status: Active County: Calgary Change: None Association: Fort McMurray



General Information

Prop Type: Residential
Sub Type: Apartment
City/Town: Calgary
Year Built: 1982

Lot Information

Lot Sz Ar:
Lot Shape:

Access:
Lot Feat:
Park Feat:

Finished Floor Area
Abv Sqft: 807
Low Sqft:
Ttl Sqft: 807

Parkade, Underground

DOM

16
Layout
Beds: 2 (2)
Baths: 1.0 (1 0)
Style: Apartment-Single Level Unit

Parking

Ttl Park: 1
Garage Sz:

Utilities and Features

Roof: Membrane
Heating: Baseboard, Natural Gas
Sewer:
Ext Feat: Balcony

Construction: Stucco, Wood Frame
Flooring: Carpet, Ceramic Tile
Water Source:
Fnd/Bsmt:

Kitchen Appl: Dishwasher, Electric Stove, Range Hood, Refrigerator, Washer/Dryer Stacked
Int Feat: Central Vacuum
Utilities:

Room Information

Table with 6 columns: Room, Level, Dimensions, Room, Level, Dimensions. Includes sub-headers for Legal/Tax/Financial.

Condo Fee: \$514
Title: Fee Simple
Fee Freq: Monthly

Zoning: M-C2

Legal Desc: 8211335

Remarks

Pub Rmks:

Recently painted! This main floor South facing 2-bedroom, 1-bathroom unit has sliding doors to the patio located in the rear green space of this 40+ building (no pets permitted). The galley kitchen upon entering the unit allows for easy transfer of groceries whether you come into the building from the main entrance or underground heated parkade (1 assigned stall). Additional features include: full height kitchen cabinets, additional French doors to the second bedroom, walk through closet in the Master to the 4-pc bathroom, in-suite laundry/storage and vacuflor system. Gather with new friends in the social room to play cards/puzzles, attend luncheons or celebrate the holidays.

Inclusions:

1 Access Fob

Property Listed By:

Diversified Management Southern

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







