



# 128 2 Avenue Calgary Alberta

\$215,000

| \$11,000 PRICE DROP | ALL FURNITURES INCLUDED | BOW RIVER | LOCATED IN CENTRAL CHINATOWN | UPDATED| Attention investors and downtown lovers! This fully furnished unit is a rare find, ready for immediate move-in--just bring your suitcases! Located in the heart of Calgary's downtown, this condo features a spacious king-size bedroom and a large living room, perfect for hosting guests. The unit is impeccably maintained and freshly painted, offering ensuite laundry for your convenience. Enjoy the convenience of being within walking distance to various amenities, including public transit, restaurants, bars, and scenic trails along the Bow River. Take relaxing walks at Prince's Island Park or enjoy a coffee at nearby cafes while soaking in stunning city views. Recent upgrades include modern elevators, a new hallway makeup air system, a new hot water tank, and initial parkade repairs. Future improvements include exterior and staircase renovations, ensuring this property's value continues to grow. Don't miss this prime investment opportunity in Calgary's vibrant downtown! (id:6769)

Primary Bedroom 12.42 Ft x 12.08 Ft

4pc Bathroom 5.00 Ft x 8.75 Ft

Laundry room 3.42 Ft x 4.50 Ft

Other 5.33 Ft x 5.33 Ft

Kitchen 7.50 Ft x 9.75 Ft

Dining room 4.92 Ft x 6.00 Ft

Living room 11.17 Ft x 8.33 Ft

Listing Presented By:



Originally Listed by:  
eXp Realty

<http://aucticinvestgroup.com/>



See

**Mirror**

100, 707-10 AVE. SW , Calgary, AB,  
T2R 0B3

Phone: 403-969-0267  
arobinson@cirrealty.ca