



1717 Westmount Road Calgary Alberta

\$196,500

You know what they say about real estate, it's all about LOCATION LOCATION LOCATION! Walking distance to the heart of Kensington, downtown, & the Bow River pathways, here's your chance to live where all the action is! This well maintained, non-smoking building is located on a lovely residential street so it really is the best of both worlds! Inside this corner, below grade unit you will find it to be bright & very well laid out! Large windows (which were replaced in 2007) allow tons of light into the spacious eat-in kitchen & living room, & the good sized bedroom is right across from the 4 pc bath which was updated in 2019. This condo has in-suite laundry, but the building also has additional coin-op laundry right down the hall! The windows on the north & east walls allow this condo to be cozy and warm in the winter & with a good cross breeze in summer. Worried about storage? Won't be a problem with the extra storage locker you have! Thinking of going carless? This complex has a secure bicycle shed where you can lock up the bike! If you do need parking there is a large off-street 1st come 1st serve parking lot as well! With low condo fees & a great price, you won't want to miss out on this great deal! (id:6769)

Living room 10.17 Ft x 13.50 Ft

Eat in kitchen 11.33 Ft x 7.42 Ft

Primary Bedroom 9.42 Ft x 13.08 Ft

Other 5.25 Ft x 3.00 Ft

Laundry room 4.25 Ft x 3.92 Ft

Storage 4.25 Ft x 2.75 Ft

4pc Bathroom 4.83 Ft x 7.00 Ft

Listing Presented By:



Originally Listed by:

RE/MAX Rocky View Real Estate



See

Mirror

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