



## 30 Mchugh Court Calgary Alberta

\$230,000

Discover Your Mountain Retreat and Excellent Investment Opportunity! Welcome to your dream home on the fourth floor with breathtaking views of the majestic mountains. This well-constructed, low maintenance condominium offers the perfect blend of modern living and serene surroundings. Not only is this unit a fantastic living space, but it's also a great investment opportunity! The unit is currently rented with a long-standing and easy-going tenant, making it an ideal choice for investors looking for a hassle-free rental experience. Step inside the unit and be delighted by a spacious bedroom featuring a large closet, providing ample storage for all your needs. Enjoy the convenience of amenities like a rejuvenating sauna, a fully equipped fitness room, and a fun-filled games room right at your doorstep. Keep your car sparkling clean with the car wash bay in the secure parkade. Venture outside, and you'll find the C-Train station within walking distance, ensuring seamless access to public transit for an easy commute to downtown and beyond. With the C-Train right at your doorstep, getting around the city has never been more convenient. Explore the surrounding area with ease, as the building enjoys excellent public transit connectivity. Additionally, you'll have effortless access to Deerfoot Trail and nearby shopping districts, making daily errands a breeze. For those seeking the bustling city life, downtown is just a short drive away, allowing you to enjoy all the vibrant offerings of the city while still relishing the tranquility of your mountain retreat. With all these remarkable features, this condominium unit presents an exceptional opportunity for both living and investing in Calgary's thriving real estate market. Schedule a tour and make your living dream and investment aspirations a reality! (id:6769)

Bedroom 12.17 Ft x 14.67 Ft

3pc Bathroom 4.92 Ft x 7.92 Ft

Listing Presented By:



Originally Listed by:

MAXWELL CAPITAL REALTY



See

**Mirror**

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

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