



## 3605 16 Street Calgary Alberta

\$289,000

Experience the pulse of city living in the heart of Marda Loop, where vibrant boutiques, cafes & restaurants are right outside your doorway. This thoughtfully designed, chic one-bedroom in the Marlo Building offers easy access to the downtown core and Mount Royal University. Step into a space that is reminiscent of a contemporary New York City loft featuring herringbone luxury vinyl plank flooring, high ceilings, and reclaimed brick accents. Watch your favourite shows while concocting culinary delights in the functional open-concept living room and kitchen. Quartz counters, a brick backsplash, stainless steel appliances including a dishwasher and built-in microwave, and an island with seating are highlights of the efficient, modern kitchen. Retreat to the intimate bedroom, a cozy haven adorned with two closets and clever storage nooks above. The clean, trendy bathroom showcases large format wall tiles juxtaposed against a fashionable black and white hexagonal mosaic floor. Convenience is at your fingertips with in-suite laundry and storage cabinets, making day-to-day living effortless. One of this condo's best features is the front courtyard featuring in-ground heating and frosted glass privacy screens, providing a serene escape for warm evenings. This stylish property is perfectly situated in a trendy locale, offering convenient transit access and a coveted urban lifestyle. Come and experience the epitome of modern city living in this trendsetting community. (id:6769)

Kitchen 13.00 Ft x 8.00 Ft

Living room 13.00 Ft x 10.50 Ft

Bedroom 10.17 Ft x 9.17 Ft

Laundry room 6.00 Ft x 5.50 Ft

Furnace 7.00 Ft x 4.17 Ft

4pc Bathroom 9.00 Ft x 6.00 Ft

Listing Presented By:



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**Mirror**

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