



REALTOR



647 1 Avenue Calgary Alberta

\$225,000

Welcome to Bridgeland! Your dream of inner-city living can finally be a reality! Mere steps away from all the charm and character of Bridgeland's many shops, restaurants and views, this well-established building is the home you've been looking for. Located securely on the second floor, unit 203 has been tastefully updated adding modern style and finishes such as laminate flooring, built in cabinetry, and a suite of stainless steel appliances. With a generous 600+ sq/ft of space, this layout offers enough room for an actual dining space in addition to the comfy living room which looks out onto the full size balcony outside. This north facing unit means you're shielded from the sun and won't overheat in the increasingly hot summer months, a common issue in many apartment buildings. The large bedroom comfortably fits a queen bed and offers an extra wide closet. In-suite laundry means no more trips down to the shared laundry facilities on the main floor, and this room also doubles as extra storage space to keep things neatly tucked away. Finally, a must have in Calgary, this unit has a stall in the UNDERGROUND HEATED PARKADE ensuring you'll always have a snow-free & hail-free place to park your car...but that's if you drive at all since everything you need is within walking distance, including Downtown, Prince's Island Park, Eau Claire, and near instant access to Calgary's famous river pathway system. We can't wait for you to visit! (id:6769)

Living room 12.58 Ft x 12.58 Ft

Kitchen 7.75 Ft x 7.25 Ft

Dining room 7.92 Ft x 7.75 Ft

Primary Bedroom 12.17 Ft x 9.58 Ft

Laundry room 5.00 Ft x 5.00 Ft

4pc Bathroom 7.42 Ft x 4.92 Ft

Other 12.83 Ft x 5.50 Ft

Listing Presented By:



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<http://www.thegoodagent.ca/>



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