

## 6635 25 Avenue Calgary Alberta

\$279.900

Price slashed for quick sale, estate sale, probate acquired. Coveted Top Floor NW corner unit, 2 Titled underground parking stalls, 2 bedrooms, 2 full baths, over 150 sqft of covered spacious balcony (includes a secure outdoor storage room) overlooking complex park. Very private setting. In-Suite laundry and a storage room/pantry. Updated laminate flooring, freshly painted ceilings and walls, updated kitchen appliances (Stove, Fridge, dishwasher, microwave/hoodhan) and washer/dryer, new light fixtures, new main toilet, towel and paper holders, new window blinds. Remodeled kitchen island with quartz counter-tops, breakfast bar removed to enlarge counter space. Acrylic Resin kitchen sink and faucet. Large master bedroom w/ walk-thru closet and a 4 pce Ensuite. spacious second bedroom and a second 4 pce bath on main level close to 2nd BR. Condo fees include all utilities: Heat, Electric, Water/Sewer. (id:6769)

Living room  $4.74~M\times3.78~M$ Kitchen  $3.51~M\times2.61~M$ Dining room  $4.15~M\times3.61~M$ Primary Bedroom  $4.30~M\times3.44~M$  Bedroom 3.63 M x 3.13 M Storage 1.96 M x 1.35 M 4pc Bathroom 2.25 M x 1.51 M 4pc Bathroom 2.29 M x 1.56 M Listing Presented By:

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