



## 916 Memorial Drive Calgary Alberta

\$334,900

OPEN HOUSE SATURDAY NOV 4 1:00-3:00PM ---- LOCATION, LOCATION, LOCATION at 916 Memorial. Indulge in maintenance free condo living in the heart of Sunnyside, in historic Kensington. With Spectacular Million Dollar RIVER and DOWNTOWN VIEWS, this condo is located directly across from the iconic PEACE BRIDGE, the BOW RIVER, & PRINCE'S ISLAND PARK. This location offers an incredible lifestyle of convenience and adventure. As you step out the front door, you are welcomed by the banks of the Bow River, quick access to the downtown core, C-Train & kilometers of biking and running paths. This bright and spacious TOP FLOOR, 1 BEDROOM END UNIT will surprise you. The quiet, CONCRETE building has only 37 units and was FULLY RENOVATED inside & out in 2014 by Sable Developments, including a new ELEVATOR, mechanical (boiler system), exterior windows & common areas. The condo includes ALL UTILITIES (except internet/cable), secure BIKE STORAGE, covered energized PARKING out back and is PET FRIENDLY (up to 40lbs.). Inside the FRESHLY PAINTED unit is a contemporary floor plan, EUROPEAN FLAT PANEL cabinets & Caesarstone QUARTZ counters, STAINLESS appliances, a generous sized Bedroom with a WALK-IN closet, 1 full bath and IN SUITE laundry. Enjoy the magnificent BOW RIVER and downtown SKYLINE sparkling in the daytime sun, transitioning to a stunning painting at sunset followed by shimmering lights of the PEACE BRIDGE and DOWNTOWN CORE at night. (id:6769)

Living room 10.17 Ft x 13.08 Ft

Laundry room 7.33 Ft x 4.92 Ft

Kitchen 10.17 Ft x 13.25 Ft

Bedroom 9.08 Ft x 17.00 Ft

4pc Bathroom 9.00 Ft x 5.00 Ft

Listing Presented By:



Originally Listed by:  
RE/MAX KEY

<http://www.remaxkey.ca>



See

**Mirror**

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