



1188 3 Street Calgary Alberta

\$295,000

****JUDICIAL SALE**** Welcome to this sophisticated and modern unit in The Guardian South Tower! Located in the SE corner of downtown, this 35th floor unit offers you incredible views in an unbeatable location! This suite is excellent value and ideal for an investor or business professional, conveniently located within walking distance to incredible restaurants and cafes, nightlife, fitness studios, easy access to transit with bike lanes right outside your door. That's not all- You are directly across from the stampede grounds/ Scotiabank Saddledome. This executive building has everything you need in the heart of inner-city Calgary! The building features a front desk concierge, a fully loaded gym and an open courtyard to BBQ and entertain. If you're looking to have guests over, you can conveniently rent the party room. There is also a workroom for your handyman needs. Make your home ownership dreams a reality and enjoy the vibrant and dynamic lifestyle of living in The Guardian on the prestigious 35th floor! (id:6769)

Living room 13.00 Ft x 11.08 Ft

Primary Bedroom 12.50 Ft x 9.75 Ft

4pc Bathroom Measurements not available

Listing Presented By:



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RE/MAX

**RE/MAX REAL ESTATE
(CENTRAL)**

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