



1408 17 Street Calgary Alberta

\$392,500

Welcome to your new home in the vibrant heart of Inglewood! This stunning top-floor, two-bedroom, two-bathroom condo with a den offers an exceptional lifestyle with low condo fees, a vaulted ceiling and an unbeatable location. Step inside and be greeted by a welcoming tiled entrance that flows seamlessly into an inviting open-concept kitchen, dining, and living area. The kitchen is a delight, boasting builder-upgraded cabinets, sleek stainless steel appliances, and a spacious breakfast-bar with seating for four - perfect for casual meals and entertaining. The adjacent dining area provides ample space for a good-sized table, ideal for hosting gatherings. The living room exudes a light and airy ambiance with its impressive vaulted ceilings and a cozy gas fireplace, creating a warm and inviting atmosphere. From here, step out onto your private deck with a convenient gas hookup for your BBQ and enjoy breathtaking views of downtown Calgary and the majestic Rocky Mountains. This move-in-ready unit features convenient in-suite laundry, a titled parking stall for your peace of mind, and a secure storage locker for added convenience. The parking and storage are ideally located for quick access from your elevator. Beyond the exceptional features of this condo, the building offers fantastic amenities, including a well-equipped fitness centre to help you stay active and a spacious gathering/party room, complete with a kitchen, perfect for hosting larger events. Location is truly paramount here. Situated adjacent to Pearce Estates Park, nature enthusiasts will appreciate direct access to Calgary's picturesque Bow River pathway system right outside their door. A leisurely 10-minute stroll will lead you to the trendy shops, diverse culinary scene, and charming cafes along Inglewood's vibrant 9th Avenue. Explore further and discover local gems like the Inglewood Bird Sanctuary, the C...

Living room 18.08 Ft x 12.67 Ft

Primary Bedroom 20.33 Ft x 12.33 Ft

Kitchen 12.67 Ft x 11.08 Ft

Bedroom 13.08 Ft x 11.17 Ft

Foyer 13.00 Ft x 6.92 Ft

Laundry room 4.50 Ft x 2.83 Ft

4pc Bathroom 7.92 Ft x 4.92 Ft

4pc Bathroom 7.75 Ft x 4.92 Ft

Other 13.67 Ft x 6.50 Ft

Listing Presented By:



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RE/MAX

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