



# 1625 14 Avenue Calgary Alberta

\$249,900

You are not going to believe this rare find that just came on the Market. First of all it is located in Sunalta with all it's mature tree charm. The unique features of this Condo give you so many options. Let's begin with its private entrance, no need to go through the rest of the building. How you ask. It has its own private heated garage, Yes you read that right. Everyone else parks in the back. Once securely parked in your garage you enter straight into your suite. If you need quest parking we have you covered there is a private driveway in front of your garage just for you. The actual Condo has no adjoining walls to any other unit. Once inside this Condo Cutie will have you saying I can live here. Features like patio doors to your private patio from the living room and another set in the bedroom. The bedroom is so big it will easily fit your King size bed, and if you work from home a desk is easily placed. With its older charm the bathroom has a sunken soaker tub and a separate steam shower. Laundry is located in your large storage room. Lets talk your other option . This Condo has been a very successful Airbnb for several years and books up easily. So live in, rent out, or do both the option is yours. Honestly where will you find another opportunity as unique is this one. (id:6769)

Primary Bedroom 16.50 Ft x 14.50 Ft  
 5pc Bathroom 17.75 Ft x 7.75 Ft  
 Laundry room 4.67 Ft x 8.00 Ft  
 Living room 11.58 Ft x 18.00 Ft  
 Dining room 11.67 Ft x 8.50 Ft

Kitchen 7.50 Ft x 12.08 Ft  
 Other 7.58 Ft x 3.00 Ft  
 Other 18.67 Ft x 11.58 Ft  
 Other 9.58 Ft x 3.25 Ft

Listing Presented By:



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