



1631 28 Avenue Calgary Alberta

\$365,000

An exceptional unique condo offering in South Calgary. Featuring an enormous (~1000 sq ft) south facing back patio that you have to see to believe, this updated 2-bedroom, 2-bathroom unit features vinyl plank flooring, abundant natural light, and a modern kitchen with stainless steel appliances (updated in 2021-2022) and quartz countertops throughout. Two spacious bedrooms and bathrooms offer privacy, including an ensuite with a soaker tub and a second bathroom with a shower. In-suite laundry is a bonus with an upgraded washer and dryer (2022). The nearly 800 sq ft patio allows you that extra space you won't get with many other condo options in the city. Comes with a titled parking stall (heated, level 1) and assigned storage locker. Walking distance to community amenities like cSpace Marda Loop, South Calgary Community Centre, Our Daily Brett Market & Cafe, and the Giuffre Family Library and easy access to Crowchild Trail, 14th St, 17th Ave, and downtown Calgary. Contact your favourite Realtor to schedule a showing today! (id:6769)

Living room 16.17 Ft x 11.42 Ft

Kitchen 11.17 Ft x 10.17 Ft

Dining room 11.33 Ft x 8.25 Ft

Primary Bedroom 10.83 Ft x 10.33 Ft

3pc Bathroom 7.67 Ft x 6.33 Ft

Bedroom 10.83 Ft x 9.50 Ft

Foyer 5.92 Ft x 3.50 Ft

Laundry room 3.83 Ft x 3.50 Ft

4pc Bathroom 7.75 Ft x 4.92 Ft

Listing Presented By:



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<http://newmananddeans.ca>

RE/MAX

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(CENTRAL)**

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