



## 1931 25A Street Calgary Alberta

\$330,000

Welcome to Inner city living in Killarney/Glengarry. This fully renovated 2 bed 1 bath main floor apartment offers a bright, open plan main living area. The functional kitchen featuring granite countertops, has an abundance of cupboards and newer stainless steel appliances. The spacious living area is highlighted with a cozy gas fireplace and opens to a sunny East facing patio. The large primary bedroom, boasting double closet doors and plenty of natural light floods through large windows. The second bedroom offers a home office or guest room. An upgraded 4-piece main bathroom is conveniently located by the kitchen and bedrooms. In-suite laundry/utility room is equipped with an oversized-sized washer and dryer and provides some storage. Two separate entrances enhances accessibility to the condo. Steps to Killarney Pool & Rec. Centre, 26th Street LRT Station, easy access to downtown making. Unit has own furnace and hot water tank. Assigned parking stall located next to the building. Immediate possession available. (id:6769)

Kitchen 13.75 Ft x 9.33 Ft

Living room 15.67 Ft x 16.17 Ft

Primary Bedroom 13.17 Ft x 11.58 Ft

Bedroom 10.42 Ft x 9.92 Ft

4pc Bathroom 5.00 Ft x 9.08 Ft

Furnace 5.08 Ft x 9.92 Ft

Listing Presented By:



Originally Listed by:  
Sotheby's International Realty  
Canada

<http://www.valerikonechny.com/>

**RE/MAX**<sup>®</sup>

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

773 Glenmore rd , Calgary, British  
Columbia, V1V 3B9

Phone: (403) 850-6722  
ctimos@telus.net