



## 30 McHugh Court Calgary Alberta

\$230,000

Don't miss this gem! This one bedroom condo in popular Mayland Terrace has had an almost complete recent make-over. It features new LVP floors, new paint, new counters and new stainless-steel appliances in the galley-style kitchen - the protective wrap is still on the dishwasher, range hood and stove! There's an adjoining dining room while sliding doors off the spacious living room open to an over-sized covered balcony that's a great place for barbecues or entertaining. The four-piece bathroom is sparkling clean and you'll enjoy the convenience of in-suite laundry with space for storage. Have some extra clothes or bedding to wash & dry? There's an additional laundry room down the hall. And there's no need to join a gym - there's one on site, along with a sauna and updated washrooms. If relaxing is more your style there's an upstairs games room complete with pool table, shuffleboard table, and a balcony that overlooks an adjacent park. The titled parking stall is just steps away from the elevator in the secured, underground heated parkade, which also features a car wash bay and car service bay. For peace of mind, the building has on-site security with CCTV cameras and key-fob entry. Available for quick possession, this condo is close to transit, shopping, schools and parks. Its terrific, quiet location also makes for a quick commute downtown with easy access to major thoroughfares including 16th Avenue (Trans-Canada Highway), Deerfoot and Barlow Trails. This is your opportunity to move into a great condo, affordably priced and with condo fees that include all utilities including electricity. Check out the Virtual Tour and book your showing today! (id:6769)

Living room 13.25 Ft x 15.33 Ft

Dining room 8.75 Ft x 8.08 Ft

Kitchen 8.25 Ft x 7.58 Ft

Primary Bedroom 12.42 Ft x 14.50 Ft

4pc Bathroom 4.92 Ft x 8.00 Ft

Listing Presented By:



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Royal LePage Benchmark

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**RE/MAX**

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

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

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