



## 450 8 Avenue Calgary Alberta

\$259,900

Very good starter home or investment property. Downtown living, right beside the Central Public Library, steps away from Bow Valley College, LRT station, Studio Bell, and all amenities, welcome to this cozy 2 bedrooms apartment unit in convenient East Village. It features new quartz counter tops in the kitchen and bathroom, new paint, new vinyl floor, and large balcony. It has 2 bedrooms and 1 full bathroom, sunny and bright living room, convenient kitchen and eating area, and underground storage locker. This building has roof top patio with BBQ equipment, and gym area with beautiful views. It closes to library, public transit, shopping, restaurants, and easy access to major roads. \*\* 505 450 8 Ave SE \*\* (id:6769)

Other 13.17 Ft x 8.75 Ft

Living room 9.83 Ft x 9.08 Ft

4pc Bathroom 8.08 Ft x 4.92 Ft

Primary Bedroom 8.92 Ft x 10.25 Ft

Bedroom 9.33 Ft x 6.75 Ft

Other 8.83 Ft x 4.00 Ft

Listing Presented By:



Originally Listed by:  
Century 21 Bravo Realty

<https://www.liangcommercial.ca/>

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