



## 76 Glamis Green Calgary Alberta

\$346,000

A great townhome in a well desired neighbourhood of Glamorgan. Walk to your favorite coffee shop Primal Ground Coffee House next to London Drugs. Close access to Signal Hill with plenty of shopping opportunities and several restaurants. Great access to Glenmore Trail and Stony Trail and Sacree Trail. With a private entrance walk into your stunning condo with 2 bedrooms on the main floor and a spacious 4-piece bathroom. With built-in laundry area with BRAND-NEW WASHER and DRYER. Storage and coat closet across from laundry. Spacious Primary Bedroom with newly installed CLOSET ORGANIZERS. Plenty of space for any additional furniture. The 2nd Bedroom offers NEW CLOSET ORGANIZERS as well. In the hallway you will find additional storage space for linens or extra items to store. Gasp with amazement as you see the beautiful layout of this upper level with Open Concept kitchen, living room, and dining area. With bright big windows. Some might say a Cat's eye view! Nice hardwood flooring throughout the upper level. Half bath with ceramic tile flooring and cabinetry. Enjoy your morning coffee at the breakfast bar or just enjoy the morning sitting out on the balcony listening to the bird's chirp. There is more this Unit also offers you a HEATED GARAGE just below. Enjoy the privacy of this beautiful complex but also enjoy the friendly neighbourhood! (id:6769)

Kitchen 9.25 Ft x 8.92 Ft  
 Living room 16.33 Ft x 16.92 Ft  
 Dining room 6.17 Ft x 10.08 Ft  
 2pc Bathroom 6.25 Ft x 2.92 Ft  
 Primary Bedroom 9.33 Ft x 16.00 Ft

Bedroom 9.42 Ft x 9.50 Ft  
 4pc Bathroom 6.17 Ft x 9.42 Ft  
 Laundry room 6.17 Ft x 2.83 Ft  
 Storage 6.17 Ft x 8.83 Ft

Listing Presented By:



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 Century 21 Foothills Real Estate

<http://rhonda-campbell.c21.ca/>

**RE/MAX**

**RE/MAX REAL ESTATE  
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