



2211 19 Street Calgary Alberta

\$289,900

An absolutely amazing location, as this West facing 3 bedroom town house condo faces a huge park and has Mountain Views along with an east facing back yard that overlooks the complexes interior green space! The main floor is very open with a large Living room that leads into a spacious kitchen overlooking the back patio, which is perfect for family barbecues. You get the best of both worlds with morning sun in the back and afternoon sun in the front. The Primary bedroom is HUGE and the other two bedrooms are perfect for the kids. The basement is unfinished and awaiting your design ideas. Other features include an upgraded furnace, gas oven, laminate hardwood style flooring (there is no carpet in this home)and an updated kitchen faucet with double sink. The parking stall is in the parking lot to the north of this unit (#128) and there is a plug in. Possession is November 1, 2024 negotiable and the condo fees are low at \$384.69 which includes snow shoveling and lawn/yard maintenance. The owner has enjoyed living here for 23 years! (id:6769)

Primary Bedroom 16.08 Ft x 9.58 Ft
Bedroom 11.00 Ft x 7.83 Ft
Bedroom 15.00 Ft x 7.83 Ft
4pc Bathroom 8.67 Ft x 5.00 Ft

Living room 19.58 Ft x 12.58 Ft
Kitchen 12.92 Ft x 8.33 Ft
Dining room 12.92 Ft x 7.83 Ft

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