



## 2702 17 Avenue Calgary Alberta

\$419,000

Experience upscale living in this stunning corner unit, ideally situated in the sought-after Shaganappi community. This prime location offers unparalleled convenience, just steps from schools, the LRT, a golf course, restaurants, shopping, a library, and a dog park. Additionally, it is only moments away from the Killarney Aquatic & Recreation Centre. This contemporary apartment condo features two spacious bedrooms and two modern bathrooms in a thoughtfully designed open-concept layout. Upon entering, you'll be welcomed by elegant hardwood flooring throughout the living and dining areas, leading to a private, modern kitchen equipped with stainless steel appliances, quartz countertops, upgraded lighting, and a rare kitchen window. The primary bedroom boasts a stylish ensuite, while the second bathroom serves guests and additional occupants comfortably. Enjoy the convenience of in-suite laundry, a generously sized private balcony with breathtaking city views, and ample storage. The unit also includes titled underground parking for added security and convenience. Situated in a fantastic location, this property offers a perfect blend of luxury and practicality. Call now to schedule your private viewing! (id:6769)

4pc Bathroom 4.92 Ft x 7.83 Ft

3pc Bathroom 4.92 Ft x 7.92 Ft

Primary Bedroom 10.17 Ft x 9.25 Ft

Bedroom 10.00 Ft x 10.83 Ft

Kitchen 10.17 Ft x 7.50 Ft

Dining room 13.75 Ft x 8.42 Ft

Living room 13.75 Ft x 10.00 Ft

Other 10.50 Ft x 7.33 Ft

Other 3.83 Ft x 5.00 Ft

Listing Presented By:



Originally Listed by:  
URBAN-REALTY.ca



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**REALTY**

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