



# 527 15 Avenue Calgary Alberta

\$374,990

Welcome to this stylish two-bedroom unit in The Conservatory, which is perfectly situated in the desirable community of Beltline. A spacious entryway highlights luxury vinyl plank flooring and opens to a spacious floor plan. Enjoy movie nights in a cozy family room, complete with a gas fireplace for those chilly evenings. The kitchen boasts stainless steel appliances, upgraded cabinets, plenty of counter space, plus a large storage room. There is ample space for a dining table, or you can choose to have your meals at the convenient breakfast bar. Walk out the French doors onto your private balcony, the perfect spot for morning coffee. The upper floor features two spacious bedrooms, in-suite laundry, and a beautifully renovated bathroom. Discover The Conservatory's charming courtyard with a fountain and gazebo--ideal for leisurely summer days. Located a few steps from 17th Avenue, you're just a short walk from the best shops, restaurants, and amenities Calgary offers, and all within walking distance of Mission and the downtown core. With a heated underground parking stall, you can leave the car behind and explore the neighbourhood on foot. Experience exceptional value in a very well-run complex in the heart of Calgary! (id:6769)

Primary Bedroom 11.83 Ft x 11.25 Ft

Bedroom 14.17 Ft x 8.92 Ft

Laundry room 2.92 Ft x 2.75 Ft

3pc Bathroom 10.00 Ft x 4.83 Ft

Living room/Dining room 20.17 Ft x 10.83 Ft

Kitchen 14.17 Ft x 8.25 Ft

Pantry 5.17 Ft x 4.08 Ft

Foyer 6.50 Ft x 3.33 Ft

Storage 5.08 Ft x 3.00 Ft

Other 14.17 Ft x 4.75 Ft

Listing Presented By:



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REALTY

149 West Lakeview Point , Calgary, AB,

Phone: 403-585-5270  
cawarawa@shaw.ca