



5315 53 Avenue Calgary Alberta

\$399,900

Location truly is key, and this townhome seems to have it all! The southwest-facing patio, quiet cul-de-sac, and proximity to amenities like the Dalhousie LRT, Varsity Ravine Park, and U of C make this townhome highly desirable. Currently this unit is rented to long term tenants at \$1550 / month + utilities until May 31, 2025. The updates throughout the unit, like the new gas fireplace, patio doors, furnace and water tank are attractive features of this townhome. Low condo fees + a good property management in place makes this a solid place to invest and grow your equity. Call your favorite Realtor today to schedule a viewing as soon as possible. (id:6769)

Bedroom 13.42 Ft x 11.08 Ft

Furnace 23.00 Ft x 7.08 Ft

Storage 11.58 Ft x 3.08 Ft

Other 4.00 Ft x 7.67 Ft

Dining room 7.92 Ft x 7.17 Ft

Kitchen 7.58 Ft x 7.33 Ft

Living room 11.50 Ft x 16.58 Ft

2pc Bathroom 7.33 Ft x 4.17 Ft

Bedroom 8.92 Ft x 10.83 Ft

Primary Bedroom 14.33 Ft x 9.75 Ft

4pc Bathroom 8.67 Ft x 5.50 Ft

Listing Presented By:



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<http://www.chrisrichter.ca/>



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REALTY

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