



## 550 Prominence Rise Calgary Alberta

\$319,900

This is a rare opportunity - one of the best suites in a great 55+ building in SW Calgary. This 2 bedroom / 2 bath, ground level suite on the quiet side of the building has many upgrades. The granite kitchen countertop, double Bristol undermount sink, tiled backsplash with brushed nickel taps and hardware are accentuated by the undermount lights along the clean white cabinets. Add to this the stainless appliances, a large storage closet / pantry and you have the start of something beautiful. You will be thrilled with the LG washer / dryer combo set that is included. The heart of the apartment is the living room / dining room combination with large windows and a exterior door that leads to a small patio and manicured lawn. The entire unit is completed with a hardwood style, laminate floors. No carpets here. Both bedrooms have double closets for lots of storage. The primary bedroom has a 4 piece ensuite with a granite vanity top. The large main bath has a spacious walk-in shower with frosted doors, more granite plus grab bars. This is a well managed building with every amenity you desire - a huge common area for special events, games room, craft room, library, exercise equipment, a hair salon and of course, titled underground parking. Condo fee includes nearly everything: heat, electricity, reserve fund & management. Just set up your own cable. Along with sprinklers and smoke / CO2 detectors, there is a personal security system installed for your health and safety. Call your favourite REALTOR and come see this suite today. (id:6769)

3pc Bathroom 9.58 Ft x 7.25 Ft

4pc Bathroom 7.83 Ft x 4.92 Ft

Primary Bedroom 12.25 Ft x 10.00 Ft

Bedroom 10.83 Ft x 10.00 Ft

Dining room 13.83 Ft x 9.33 Ft

Living room 11.67 Ft x 11.67 Ft

Kitchen 9.42 Ft x 7.83 Ft

Other 10.00 Ft x 8.00 Ft

Listing Presented By:



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**REALTY**

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