



## 817 15 Avenue Calgary Alberta

\$469,000

2 BED / 2 BATH CONDO @ \*THE MONTANA\* - A sophisticated, Manhattan-style private building with stunning curb appeal, grand entryway with an exceptional Concierge 7 days a week, pet friendly - fully equipped with titled underground parking, visitor parking & a private fitness facility. Unit 707 has been extensively upgraded with hardwood floors throughout and California Closets in both bedrooms. All the appliances are stainless steel and the Washer/Dryer has been updated. This unit has it all - amazing flow & floorplan, high end finishing, ample storage space with custom cabinetry & kitchen pantry, city views, floor to ceiling windows and is currently set up as an amazing turn-key fully furnished rental unit (furniture negotiable with purchase!). The wrap around balcony and gas line for BBQ are a great touch. This unit comes with a private storage locker, private fob entry to your own floor, and a convenient garbage chute on the floor so you don't have to ride the elevator with garbage. Indulge in the inner city lifestyle, steps from great restaurants, parks, nightlife, boutique shopping, and public transportation in the heart of downtown. (id:6769)

Living room 14.67 Ft x 13.42 Ft

Kitchen 9.00 Ft x 8.83 Ft

Dining room 8.67 Ft x 8.67 Ft

Primary Bedroom 12.08 Ft x 11.83 Ft

4pc Bathroom 8.50 Ft x 6.33 Ft

Bedroom 13.58 Ft x 11.42 Ft

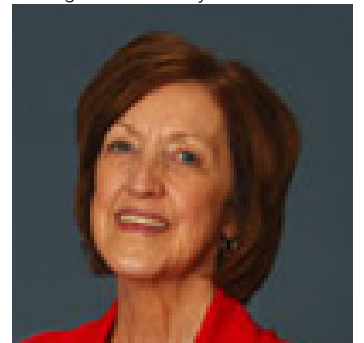
Foyer 8.75 Ft x 5.17 Ft

Laundry room 3.67 Ft x 2.83 Ft

3pc Bathroom 9.08 Ft x 6.25 Ft

Other 8.25 Ft x 4.83 Ft

Listing Presented By:



Originally Listed by:  
RE/MAX HOUSE OF REAL ESTATE



CIR

REALTY

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