



# 1055 72 Avenue Calgary Alberta

\$347,500

**\*\*Seller to pay for 3 months of condo fees\*\*** Step into this bright and cheerful 2-bedroom, 1 bathroom townhouse, freshly renovated and ready to impress! Nestled in a quiet, well-maintained complex in northwest Calgary, this gem is perfectly located near schools, parks, a rec centre, and great shopping. Inside, you'll love the modern updates—from the sleek new kitchen with all-new appliances to the stylish vinyl flooring and fresh paint throughout. The primary suite is a generous size - big enough for a king bed - and has its own private balcony! The upper floor also has a second good size bedroom and a full bathroom. There's even a brand-new washer and dryer for your convenience. Enjoy sunny days in your private, fenced yard, and never worry about parking with your own stall right out front. This home blends comfort, style, and location—truly the best of all worlds! (id:6769)

Foyer 5.25 Ft x 4.25 Ft

Living room 13.17 Ft x 13.42 Ft

Dining room 7.58 Ft x 7.50 Ft

Kitchen 8.83 Ft x 7.58 Ft

Laundry room 6.42 Ft x 2.83 Ft

Furnace 10.58 Ft x 4.33 Ft

Primary Bedroom 15.58 Ft x 13.25 Ft

Bedroom 9.67 Ft x 11.92 Ft

4pc Bathroom 8.33 Ft x 4.92 Ft

Listing Presented By:



Originally Listed by:  
Real Broker

<http://calgaryarearealestate.info/>



**Real Estate Professionals Inc.**

202, 5403 CROWCHILD TRAIL  
N.W., Calgary, AB, T3B4Z1

Phone: 403-547-4102  
[cm.mackenzie@shaw.ca](mailto:cm.mackenzie@shaw.ca)