



## 11 Millrise Drive Calgary Alberta

\$324,900

SW Corner unit with private view, nestled away from noise, this 2 bedroom, 2 bath upgraded unit with 1 titled indoor heated parking spot is the best choice. Gourmet kitchen with granite counters, stainless steel appliances. Espresso cabinets & newer faucet. Spacious & unique corner layout with open dining/living room. Generous covered balcony space for BBQing & enjoying the quiet location. Private SW green space view with no neighbors staring back. 2 large bedrooms on opposite ends. Master bedroom with heavenly window air conditioner {included} + 3-pce ensuite. 2nd bedroom is equally generous. 4 piece guest bathroom and all appliances included. Underground tunnel connects to amenity building c/w exercise room, party room, steam shower & more. Electricity, water/sewer included in condo fees. Superb location - walk to LRT & shopping. Please show this first! seeing is believing!... (id:6769)

Living room 15.50 Ft x 13.42 Ft

Kitchen 9.33 Ft x 8.58 Ft

Dining room 8.92 Ft x 8.50 Ft

Laundry room 3.17 Ft x 2.83 Ft

Other 18.00 Ft x 6.50 Ft

Foyer 9.17 Ft x 5.17 Ft

Primary Bedroom 15.58 Ft x 11.08 Ft

Bedroom 15.75 Ft x 12.67 Ft

3pc Bathroom 7.92 Ft x 4.92 Ft

4pc Bathroom 8.42 Ft x 4.92 Ft

Listing Presented By:



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