



# 1723 35 Street Calgary Alberta

\$250,000

Welcome to #205 at 1723 35 Street SE, an exceptional opportunity to own a well-maintained 2-bedroom, 2-bathroom condo in a convenient location close to downtown Calgary. Located on the second floor of this secure, well-managed building, this spacious unit offers comfort, functionality, and unbeatable value. Step inside to find beautiful hardwood flooring throughout and a bright, open-concept layout perfect for both relaxing and entertaining. The living room flows seamlessly onto a private balcony overlooking the peaceful courtyard - a great place to enjoy your morning coffee or unwind after a long day. The balcony is accessible from both the living area and the primary bedroom. This unit also includes an additional bedroom ideal for guests or a home office, and a second full bathroom. Whether you're a first-time buyer, investor, or downsizer, this unit checks all the boxes! Located just steps from schools, shopping, restaurants, transit, and major routes, you'll enjoy the best of central Calgary living with everyday conveniences right at your doorstep. (id:6769)

Other 4.08 Ft x 6.17 Ft  
 Kitchen 8.67 Ft x 10.67 Ft  
 Dining room 6.25 Ft x 8.42 Ft  
 Living room 13.67 Ft x 13.00 Ft  
 Primary Bedroom 10.92 Ft x 12.25 Ft

Bedroom 9.00 Ft x 10.17 Ft  
 Laundry room 5.08 Ft x 8.25 Ft  
 4pc Bathroom 4.92 Ft x 8.25 Ft  
 3pc Bathroom 5.00 Ft x 7.08 Ft

Listing Presented By:



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**Real Estate Professionals Inc.**

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

Phone: 403-547-4102  
 cm.mackenzie@shaw.ca