



2906 17 Avenue Calgary Alberta

\$149,900

PRICED TO SELL!!!! LOCATION, LOCATION, LOCATION! Just a 5-minute walk to the LRT which gets you downtown fast! There is a bus stop right out front and if you're driving, you're 10 minute from downtown via Bow Trail. Steps from trendy coffee shops, a quick stroll to Westbrook Mall and the popular Italian Centre. 3-minute drive to Shaganappi Golf Course course 8 minute drive from pubs and shops. This upgraded and meticulously maintained 1-bedroom condo is a dream for young professionals, first-time buyers, or savvy investors looking for a prime rental property. Unit features include an open-concept layout with knockdown ceilings and durable laminate flooring throughout. There is a stylish kitchen with granite countertops, stainless steel appliances, tile backsplash, and an island with stone surface. Cozy living room with an electric fireplace and custom built-in shelving. There is a generous sized bedroom, In-suite laundry, assigned parking stall with plug-in, and an assigned storage locker. The complex is well-managed, has a strong reserve fund, and offers great value in one of Calgary's most connected neighborhoods of Shaganappi. Whether you're looking to live in the heart of it all or secure a smart investment with high rental appeal--this is the one! Don't miss out--book your private showing today! (id:6769)

Kitchen 10.67 Ft x 7.42 Ft

Dining room 9.67 Ft x 6.42 Ft

Living room 9.67 Ft x 9.92 Ft

Bedroom 9.83 Ft x 12.83 Ft

Foyer 4.00 Ft x 3.08 Ft

Laundry room 4.00 Ft x 3.42 Ft

4pc Bathroom Measurements not available

Listing Presented By:



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