



## 38 9 Street Calgary Alberta

\$369,900

Welcome to the vibrant community of Bridgeland. Walking distance to Downtown, Calgary Zoo, Restaurants, Parks, and pathways for long walks and bicycle rides. This well-managed condo complex has lots to offer, including a Gym, Courtyard, Community BBQ, and more. The building entrance is 1-minute walking distance to the LRT through the crossover bridge! This modern unit comes with 1 heated underground titled parking, and separate heated storage. The bedroom has stunning views of Downtown with access to the full bath and a large open-concept living space. The modern kitchen comes with upgraded built-in appliances, a gas range, a microwave oven, a hood fan lots of cupboard space quartz countertops, and an island with seating extension ready to entertain, a dining area, and the bright living room offers large windows overlooking the patio with the city views. The Urban kitchen boasts a 5 burner gas stove, hood fan, microwave oven, a bottom freezer fridge, and plenty of cupboard space. This unit shows 10 out of 10. Call for a private showing. (id:6769)

Primary Bedroom 9.58 Ft x 11.92 Ft

Kitchen 12.50 Ft x 10.33 Ft

Living room 11.00 Ft x 11.00 Ft

3pc Bathroom 8.08 Ft x 4.92 Ft

Dining room 11.00 Ft x 6.17 Ft

Listing Presented By:



Originally Listed by:  
KIC Realty



**Real Estate Professionals Inc.**

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

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