



606 lakeside Boulevard Strathmore Alberta

\$246,400

Unit 12 and 13 last 2 units remaining Unit 12 available June 7, Unit 13 available August 1, 2024 Note! last 2 units do not have on site assigned parking however good front and side street parking. Excellent Location across from kinsmen Park recreation area. Last 2 units, 12 Suite apartment building with elevator access to top 3 floors, 3-2 bedroom suites per floor ranging in size from 876 sq. ft. to 968 sq. ft. Pricing 1st Floor per unit \$246,400 2nd \$257,400 3rd \$268,400 and top floor with vaulted ceiling and best view \$279,400 All apartments offer spacious floor plans, generous opening windows providing abundant natural light, Quartz countertops, vinyl plank flooring, refrigerator, stove, dishwasher, washer, dryer Laundry / storage, room, common balconies and 10 assigned parking in the rear of the building, and street parking Pictures are of Show Suites. NOTE! Price includes G.S.T. If Purchaser resides in unit G.S.T. Rebate @ 1.8% to be assigned to Seller, If purchaser or Family member do not reside in unit G.S.T. Rebate is due and payable in addition to Purchase Price. Bldg. Currently self managed, Being turned over to Owners to form board commencing July 1, 2024, Self managed, No Condo fees being collected at this time. Listing Realtor related to 1 of the directors of selling Corporation. (id:6769)

Kitchen 13.92 Ft x 7.67 Ft

Dining room 11.00 Ft x 7.33 Ft

Living room 12.00 Ft x 12.67 Ft

Primary Bedroom 10.50 Ft x 10.00 Ft

Bedroom 10.00 Ft x 9.33 Ft

Laundry room 8.08 Ft x 5.00 Ft

5pc Bathroom 8.33 Ft x 9.42 Ft

Listing Presented By:



Originally Listed by:
Century 21 Bamber Realty LTD.

<http://www.calgarycommercialrealty.com>



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