



# 11620 Elbow Drive Calgary Alberta

\$249,000

CONDO FEE COVERED water, heater and electricity! Welcome to this charming and affordable 2-bedroom unit, ideal for first-time buyers or investors, located on the top floor of Anderson Place. Its offers a great view with plenty of natural light. The living room and kitchen provide ample space for relaxation and cooking. Step through the patio doors to the balcony, where you can enjoy the street view. The kitchen features plenty of cabinets and counter space for all your needs. All of appliances like dishwasher and refrigerator all working well. Additionally, there is a versatile storage space that could serve as a small office, along with two generously sized bedrooms and a full 4-piece bath. The designated parking stall is conveniently located near the front entrance. You'll also find a wide range of amenities nearby, including restaurants, Southcentre Mall, and the Family Leisure Center. Public transit is easily accessible, with the LRT just a short distance away, and bus routes on Elbow Drive, less than a 5-minute walk from your door. Schools are within close reach, and Anderson Road provides quick access to Stoney Trail. This is a fantastic opportunity to own a condo in a prime location. Don't miss out--come see it for yourself! (id:6769)

Living room 14.17 Ft x 9.83 Ft

Kitchen 6.25 Ft x 8.08 Ft

Dining room 8.25 Ft x 9.83 Ft

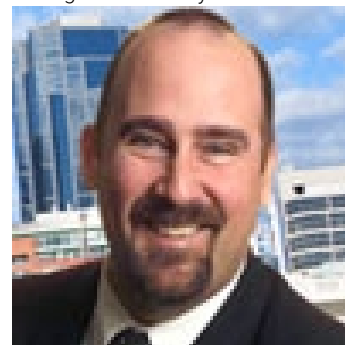
Foyer 4.75 Ft x 3.50 Ft

Bedroom 11.17 Ft x 7.67 Ft

Primary Bedroom 11.17 Ft x 9.83 Ft

3pc Bathroom .00 Ft x .00 Ft

Listing Presented By:



Originally Listed by:  
Skyrock

**RE/MAX Realty Professionals**

#10, 6020 - 1A ST SW , Calgary, AB,

Phone: 403-259-4141  
darylcarlson@shaw.ca