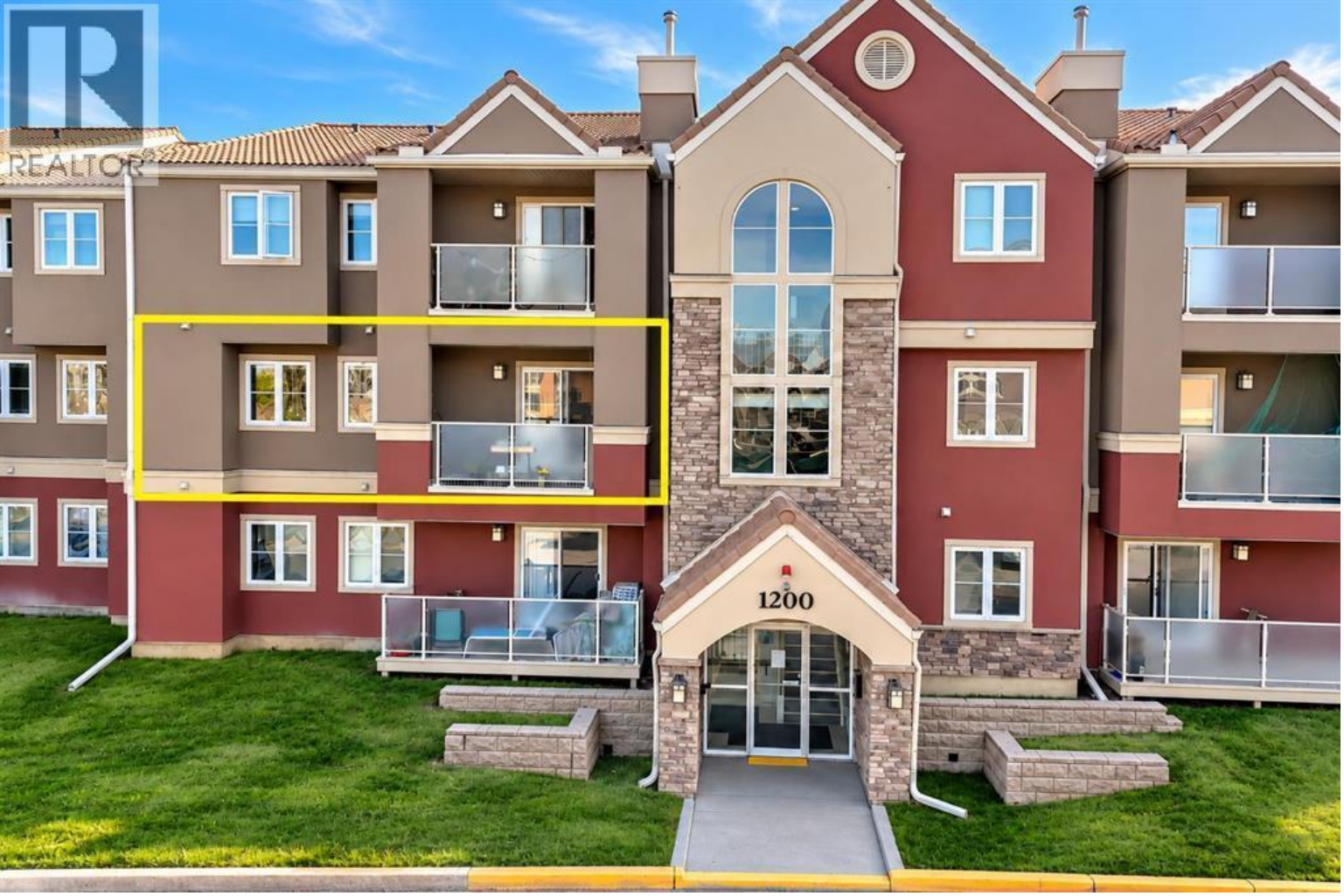


1222 Edenwold Heights Calgary Alberta

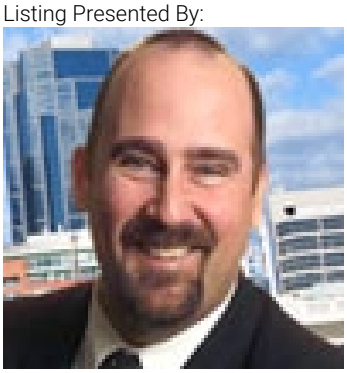
$250,000

TWO SIDE-BY-SIDE PARKING STALLS | 2 BEDROOMS | 2 FULL BATHROOMS | RENOVATED KITCHEN | EXCEPTIONAL AMENITIES! Welcome to Edgecliffe Estates, a well-maintained condominium complex in the established community of Edgemont, offering spacious living, excellent recreational facilities, and a convenient northwest Calgary location. This 860.9 sq. ft., second-floor unit features two exceptionally spacious bedrooms, two full bathrooms, and a functional layout with a separate dining area. The generous primary bedroom includes a walk-through closet leading to a private 3-piece ensuite with shower. The second bedroom offers excellent space for family, guests, or a home office. The bright, west-facing living room features a gas fireplace and two floor-to-ceiling glass doors that provide abundant natural light and access to your balcony. The recently renovated kitchen offers stainless steel appliances, including a modern induction cooktop, newer Fridge and brand-new dishwasher. Ceramic tile and laminate flooring throughout the main living areas, with carpet only in the bedrooms. A separate in-suite laundry room provides additional storage space. A RARE ADVANTAGE: TWO SIDE-BY-SIDE PARKING STALLS, conveniently located immediately beside the main entrance of Building 1200. Stall #209 is assigned, and adjacent Stall #210 is leased. Located on the second floor, this unit offers additional privacy while requiring only one flight of stairs. Building 1200 has recently been refreshed with new paint and carpeting in the common entrance and stairways. An additional storage unit, #25, is currently leased in the clubhouse basement for only $50/month for your use. Residents of Edgecliffe Estates enjoy access to an impressive private clubhouse featuring a year-round indoor swimming pool, hot tub, steam room, fully equipped fitness centre, party and social rooms with kitchen facilities, and w...

Other 3.67 Ft x 3.58 Ft
Dining room 8.75 Ft x 7.58 Ft
Kitchen 8.00 Ft x 8.00 Ft
Living room 16.25 Ft x 11.75 Ft
Other 13.58 Ft x 5.08 Ft
Primary Bedroom 13.92 Ft x 10.75 Ft

Other 6.42 Ft x 4.17 Ft
3pc Bathroom 6.67 Ft x 8.33 Ft
Bedroom 12.75 Ft x 9.58 Ft
4pc Bathroom 7.50 Ft x 4.92 Ft
Laundry room 5.00 Ft x 5.83 Ft

Listing Presented By:



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