

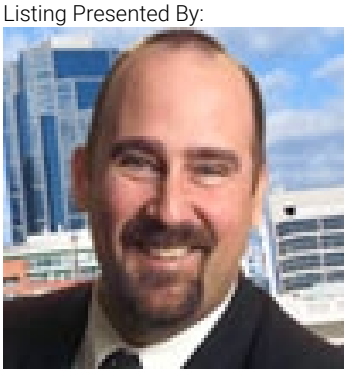
1408 17 Street Calgary Alberta

$325,000

* 3 MONTHS WAIVED CONDO FEES * A top-floor unit with outstanding downtown views and privacy only an end-unit can offer, this space will quickly become your impressive retreat in Inglewood. This one-bedroom-plus-den layout spanning nearly 850 sq. ft. has been thoughtfully maintained and upgraded, including fresh paint and custom California Closets throughout. The modern kitchen offers maple cabinets, stainless steel appliances, a pantry, and pull-up dining for three. The designated dining space under the vaulted ceiling and sputnik light fixture provides an impressive area for hosting. The living room is anchored by a bold accent wall--a perfect colour pairing with the surround of the cozy gas fireplace. The primary bedroom easily accommodates king-sized furniture and overlooks downtown views. Its large custom walk-in closet leads to a private, four-piece ensuite bathroom. The den is ideal as a home office or guest room, featuring a built-in desk and comfortable daybed. Guests will appreciate the convenience of a powder room off the foyer, where in-suite laundry and an extra storage closet are neatly concealed. The completely private, west-facing balcony is perfectly positioned to watch the Stampede fireworks and admire the Calgary downtown skyline, complete with a BBQ gas line as an extension of your hosting space. The building is pet-friendly, allowing up to two dogs or cats with board approval and a rare lack of size restrictions. This unit comes with a titled, heated underground parking stall featuring a massive, oversized storage locker directly behind it. Building amenities include a fully equipped gym and a party room. Located close to the amenities of Inglewood, you will enjoy quick access to the vast variety of shopping and restaurants on 9th Ave, nearby parks and walking trails, you are steps to the Bow River, minutes to downtown, and within one of the eas...

Primary Bedroom 11.92 Ft x 13.17 Ft
Dining room 17.08 Ft x 13.17 Ft
Living room 11.17 Ft x 8.50 Ft
Kitchen 9.42 Ft x 8.08 Ft
4pc Bathroom 7.92 Ft x 4.92 Ft
2pc Bathroom 9.50 Ft x 8.33 Ft

Listing Presented By:



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