



# 1411 7 Avenue Calgary Alberta

\$284,500

INNER CITY | BRICK EXTERIOR | RENOVATED INTERIOR | SPACIOUS 2 bed/1 bath 839sq ft | All in the esteemed inner city Calgary's 'Hillhurst' - offering a vibrant community feel with a mix of historic charm, modern amenities, and proximity to downtown. The charm starts before you pull up as this is a very desirable inner city location, with the Brick exterior of the apartment further enhancing the charm. Stepping inside, you'll find yourself enthralled with an updated unit that is ready for your enjoyment. With a large living space that has a galley kitchen adjacent and kitchen nook for your table. The kitchen features: Beautiful new white cabinetry, counter prep space, 3 new appliances are included and new counter & back splash. Large windows open up the space to sunlight, along with natural new paint colors, all new white baseboards/casings, and all new flooring. There are also new blinds throughout. Off the living space are 2 good sized bedrooms. The full bathroom has been updated to compliment your needs with: Double vanity & quartz counters, black hardware, large mirror & new fixtures. This unit comes with plenty of storage space for coats, linen, and separate space for stow away goods - must have in any apartment. Located within walking distance to Riley park, downtown, SAIT, Hillhurst School, shopping, transit and so much more in the beautiful neighbourhood of Hillhurst NW Calgary - This stunning unit with the updates offers so much to love and will make the perfect place to call home. This is an adult only building, over 18 also there are 2 entrances to the building. Book your viewing today before, its gone. Click on link to view 3D walk through. (id:6769)

Primary Bedroom 14.75 Ft x 13.67 Ft

Bedroom 10.50 Ft x 9.75 Ft

Living room 17.92 Ft x 14.00 Ft

Kitchen 8.92 Ft x 6.67 Ft

Dining room 7.42 Ft x 7.08 Ft

5pc Bathroom .00 Ft x .00 Ft

Listing Presented By:



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RE/MAX Real Estate (Mountain View)

<http://www.yychousing.ca/>

**RE/MAX Realty Professionals**

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