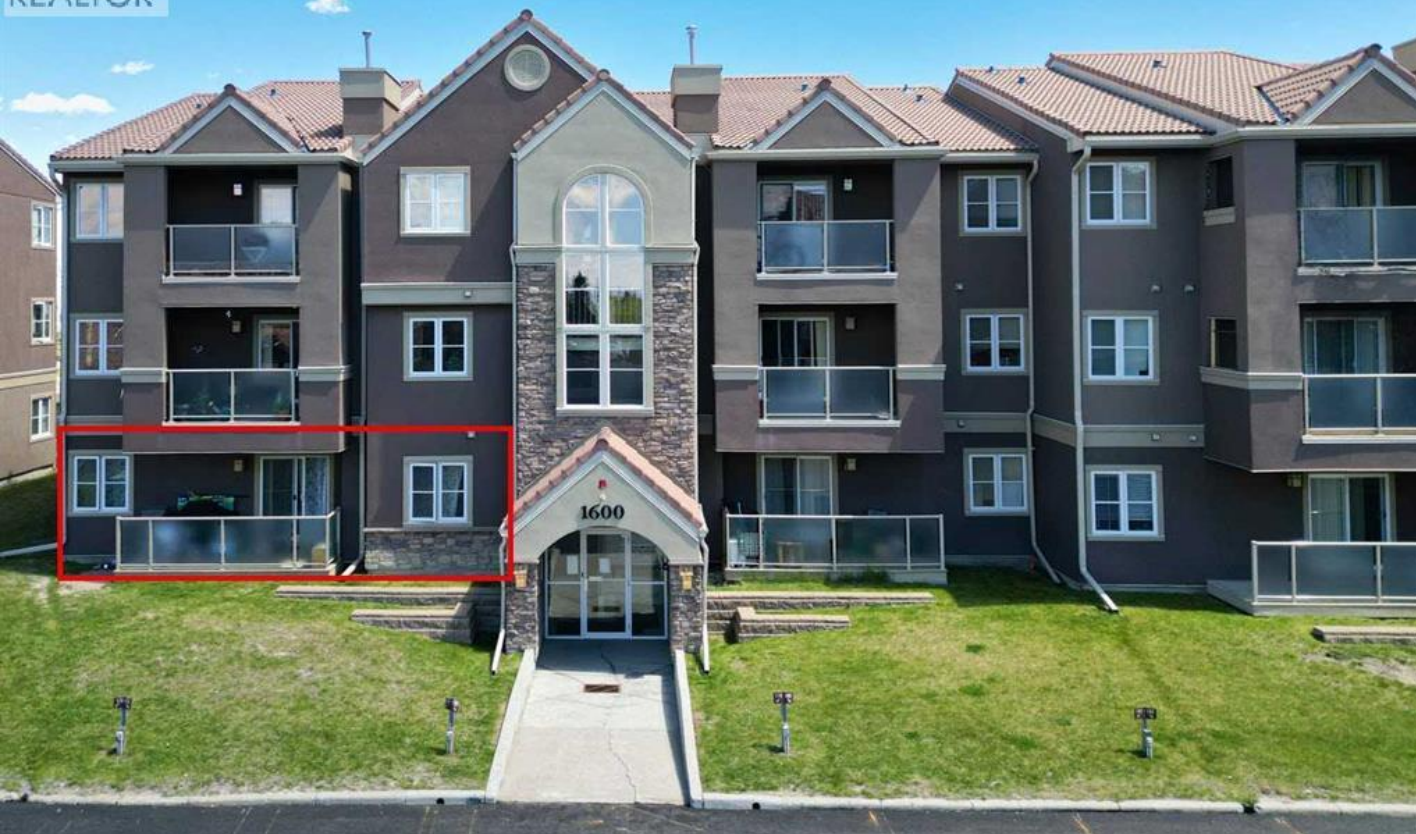




1612 Edenvold Heights Calgary Alberta

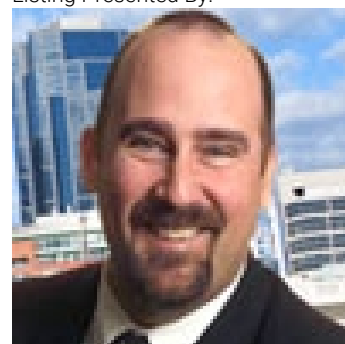
\$218,812

1612 Edenvold Heights NW | Fantastic Location! | 2 Bed, 2 Bath First Floor Apartment | Large Bright Living Room With Corner Gas Fireplace & Access To A Private Covered West Facing Patio | Open Concept | Kitchen With Breakfast Bar Overlooking Living Room & Dining Area | Generous Sized Primary Bedroom With Walk Through Closet & 3 PCE Ensuite | Convenient In-Suite Laundry | Perfect For First Time Buyer Or Investment | Tenant Occupied - Note: Some photos have been virtually/digitally staged with furniture & decor for illustrative purposes only; these items are not included with the property | Amazing Club House With Swimming Pool, Hot Tub, Steam Room, Gym & Social/Games Room (Pool Table) | Walking Distance To Schools, Parks, Restaurants & Steps To Beautiful Nose Hill Park | Edgemont Boasts One Of The Highest Number Of Parks, Pathways & Playgrounds In Calgary | Close To Superstore, Costco, & Northland Mall | Easy Access With Shaganappi Trail, John Laurie Blvd, Crowchild Trail & Stoney Trail | Condo Fees \$684.03 | Include: Common Area Maintenance, Heat, Water, Sewer, Insurance, Maintenance Grounds, Parking, Professional Management, Reserve Fund Contributions, On-Site Residential Manager | PETS - Are Allowed Dogs & Cats Subject to Board Approval | No Elevators in Complex | Outdoor Parking - No Underground (id:6769)

Living room 13.00 Ft x 11.58 Ft
Primary Bedroom 12.58 Ft x 10.67 Ft
Kitchen 11.08 Ft x 8.42 Ft
3pc Bathroom 9.08 Ft x 5.50 Ft

Dining room 11.08 Ft x 8.00 Ft
Bedroom 14.00 Ft x 10.75 Ft
4pc Bathroom 7.42 Ft x 5.00 Ft
Laundry room 7.50 Ft x 4.92 Ft

Listing Presented By:



Originally Listed by:
Real Broker

<https://www.dericburton.com/>

RE/MAX Realty Professionals

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

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