



## 201 brae Glen Calgary Alberta

\$239,900

Welcome to this bright, well-laid-out 2 bedroom, 1 bath unit in a solid, conveniently located building. Big windows bring in plenty of natural light, and the floorplan actually makes sense--no wasted space. The private, nicely sized patio gives you an easy outdoor hangout for coffee, meals, or winding down after work. There is a storage locker just down the hall. There are also 2 assigned indoor parking stalls. Shopping, restaurants, transit, and everyday essentials are all close by. Southland Leisure Centre is minutes away for pools, gyms, rinks, and full community amenities. The area also offers strong nearby schools, making this a reliable option for long-term living or rental appeal. A comfortable, walkable, low-stress home in a growing pocket of the city. Don't miss your chance! (id:6769)

Kitchen 7.92 Ft x 7.50 Ft

Dining room 10.50 Ft x 7.42 Ft

Living room 16.33 Ft x 14.92 Ft

Laundry room 5.92 Ft x 5.33 Ft

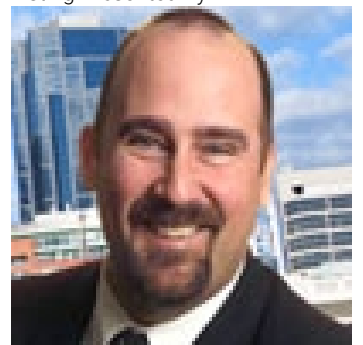
Primary Bedroom 14.08 Ft x 11.75 Ft

Bedroom 11.58 Ft x 9.75 Ft

Furnace 5.67 Ft x 3.25 Ft

4pc Bathroom 7.42 Ft x 6.58 Ft

Listing Presented By:



Originally Listed by:  
Real Broker

<https://rubiorealtygroup.ca/>

**RE/MAX Realty Professionals**

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