



2909 17 Avenue Calgary Alberta

\$299,000

CONCRETE BUILDING - TITLED UNDERGROUND HEATED PARKING-ELEVATOR-RENOVATED-TOP FLOOR- SOUTH WEST CORNER-ROCKY MOUNTAIN VIEWS- PLENTY OF NATURAL LIGHT-2 BEDROOMS-1 BATHROOM- IN SUITE LAUNDRY-861 SQUARE FEET OF LIVING SPACE- Beautifully renovated, open floor plan features a dining area for 4-6 people, a spacious living room, a dream kitchen with a stainless steel appliance package (dishwasher, hood fan, microwave oven, stove and oven), granite counter tops, undermount sink, ample cabinetry and a large window above the sink which provides stunning mountain views. The 2 bedrooms are airy, have plentiful closet space and are flooded with natural light. The bathroom has additional storage with an upgraded tiled tub surround. Included with the condo are a washer and dryer, located in a spacious closet (8'X4') allowing for more in suite storage. The large balcony (16'X5') has a southern exposure and faces a grassy park on a quiet street, has incredible mountain views, is also great for entertaining friends and/or family and BBQing. The underground parking stall is titled which means you own the stall and it cannot be reassigned, and is very close to the building's elevator. LOCATION, LOCATION AND LOCATION: The building is perfectly located five minutes from downtown by car and 20 minutes by public transit or bike. Major roadways such as The Calgary Ring Road, Trans-Canada Highway, Sarcee Tr. and Crowchild Tr. are easily accessible. The condo is across the street from Killarney Aquatic and Recreation Centre. Also, many restaurants, hospitals, pubs, movie theatres, stores, supermarkets, golfing, shopping, public transit and schools are in the neighborhood or not too far. Don't miss this rare opportunity to own a condo in the coveted community of Killarney! (id:6769)

Kitchen 10.33 Ft x 8.25 Ft
 Other 10.50 Ft x 8.42 Ft
 Living room 16.67 Ft x 11.17 Ft
 Foyer 8.42 Ft x 3.50 Ft
 Laundry room 8.08 Ft x 4.17 Ft

Other 16.50 Ft x 5.00 Ft
 Primary Bedroom 13.33 Ft x 9.92 Ft
 Bedroom 16.67 Ft x 9.58 Ft
 4pc Bathroom 8.00 Ft x 4.92 Ft

Listing Presented By:



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TREC The Real Estate Company

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