



## 55 Arbour Grove Close Calgary Alberta

\$350,000

GREAT VALUE for a top-floor condo in a prime location with all the amenities you need at your doorstep! This spacious and bright top-floor condo in the Arbour Lake Complex features 2 bedrooms, 2 baths, and 1053 Sq.Ft. of living space. Highlights include a vaulted ceiling in the living room, a private balcony, a galley kitchen with a pass-through to the living area, a master bedroom with a walk-in closet and 4-piece ensuite, a second good-sized bedroom, ample closets and storage, and in-suite laundry. Upgrades include newer kitchen cabinetry with quartz countertops, luxury vinyl flooring in the kitchen, dining room, and bathrooms, and quartz countertops in bathrooms. Includes underground heated titled parking stall. Live life at the lake with year-round lake access, walking distance to Crowfoot Shopping Centre and LRT, proximity to medical and dental services, restaurants, grocery stores, YMCA, Nosehill Library, and Crowfoot Arena. (id:6769)

Living room 12.58 Ft x 12.83 Ft

Dining room 11.33 Ft x 13.17 Ft

Kitchen 7.58 Ft x 8.33 Ft

4pc Bathroom .00 Ft x .00 Ft

Bedroom 15.33 Ft x 10.58 Ft

Primary Bedroom 14.92 Ft x 12.83 Ft

4pc Bathroom .00 Ft x .00 Ft

Laundry room 7.42 Ft x 9.25 Ft

Listing Presented By:



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Century 21 Bamber Realty LTD.

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**RE/MAX Realty Professionals**

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

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