



## 5555 Falsbridge Drive Calgary Alberta

\$279,983

AMAZING OPPORTUNITY TO OWN A TOP-FLOOR CORNER UNIT filled with extra windows and abundant natural light. This bright home is ready for you. Enjoy a secure building with controlled entry leading to an open foyer with seating, mailboxes, staircase, and elevator access. The unit offers a full kitchen with a breakfast bar, adjacent dining area, and a spacious living room that opens through sliding doors to an east-facing balcony--perfect for enjoying morning sunlight & evening BBQs. The layout includes two well-sized bedrooms, including a primary bedroom with 4-piece bathroom, along with full in-suite laundry and additional storage. Rear parking access leads to your assigned parking stall, with convenient garbage and recycling facilities nearby. This well-managed, secure building features CCTV cameras and low condo fees that include heat, water, and electricity, adding exceptional value. With low property taxes and a location close to shopping, banks, restaurants, schools, playgrounds, public transit, and quick access to McKnight Blvd and Stoney Trail, this move-in-ready unit is available for immediate possession. Ideal for first-time buyers, down-sizers, or investors--book your private showing today. (id:6769)

Primary Bedroom 15.21 Ft x 11.25 Ft

Bedroom 12.33 Ft x 8.17 Ft

Living room 17.33 Ft x 10.50 Ft

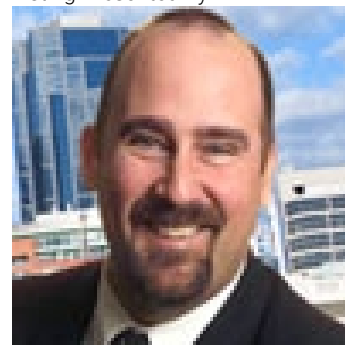
Laundry room 5.50 Ft x 7.67 Ft

Kitchen 7.75 Ft x 9.25 Ft

Dining room 7.75 Ft x 7.67 Ft

3pc Bathroom 5.08 Ft x 8.83 Ft

Listing Presented By:



Originally Listed by:  
Ko Realty Ltd.

<https://fyndhomes.ca/>

**RE/MAX Realty Professionals**

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

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