



659 4 Avenue Calgary Alberta

\$225,000

Exceptional value in one of Calgary's most sought-after inner-city communities! Now offered at just \$235,000, this spacious over 1,000 sq. ft. two-bedroom condo delivers an incredible combination of size, location, convenience, and lifestyle that's becoming increasingly difficult to find. Perfectly situated in the heart of vibrant Bridgeland, this bright and secure ground-floor home offers a thoughtfully designed layout with generous principal rooms and an expansive south-facing patio - a rare outdoor retreat that's ideal for entertaining, morning coffee, gardening, or simply relaxing in the sunshine. The patio is undergoing a major overhaul with removal of the existing paving stones in favour of a smooth, maintenance free concrete slab. Work is currently underway and set to be completed early to mid-October. The functional kitchen features timeless white cabinetry, quality appliances, and ample counter space, flowing effortlessly into the open-concept dining and living areas where large windows fill the home with natural light. Both bedrooms are generously sized, offering flexibility for guests, roommates, or a home office, while the well-appointed four-piece bathroom, in-suite laundry, and dedicated storage room provide everyday convenience. Additional features include secure underground parking, a pet-friendly building, and condo fees that include all utilities except electricity and internet, making ownership both affordable and predictable. Enjoy one of Calgary's most walkable neighbourhoods with Bridgeland's renowned cafes, restaurants, boutique shopping, parks, river pathways, the Calgary Zoo, TELUS Spark, and the Bridgeland LRT Station all just moments from your door. Downtown is only minutes away, making this an ideal home for professionals, first-time buyers, downsizers, or investors alike. Finding over 1,000 square feet, underground parking, in-suite laundry,...

4pc Bathroom 7.75 Ft x 11.08 Ft

Bedroom 9.25 Ft x 12.17 Ft

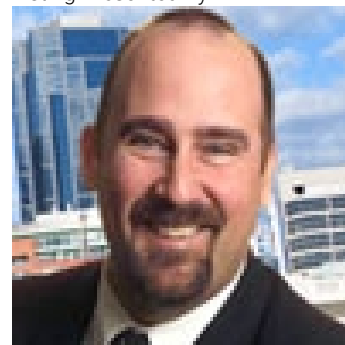
Dining room 9.17 Ft x 13.42 Ft

Kitchen 8.08 Ft x 13.08 Ft

Living room 10.75 Ft x 23.92 Ft

Primary Bedroom 10.83 Ft x 12.17 Ft

Listing Presented By:



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RE/MAX Realty Professionals

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