

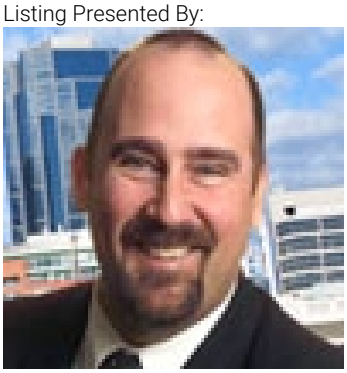
70 Glamis Drive Calgary Alberta

$177,000

Welcome to this absolutely adorable yet surprisingly spacious top-floor corner unit in the desirable community of Glamorgan! Offering over 700 sq. ft., this updated 1-bedroom + den, 1-bathroom condo features brand-new luxury vinyl plank flooring, fresh paint throughout, updated faucets and electrical outlets, and a bright, inviting layout. The cozy living room boasts an authentic wood-burning fireplace, perfect for those cold Calgary winters, while the private southeast-facing balcony overlooks a peaceful green area and enjoys lovely morning sunshine. An additional balcony storage closet provides extra convenience. The functional kitchen features predominantly stainless steel appliances, while the oversized bedroom comfortably accommodates a king-sized bed and additional furniture, with a generous closet. You'll also appreciate the double-sink bathroom, in-suite laundry, and versatile den, ideal for a home office, reading nook, or additional storage. Additional perks include an assigned parking stall, visitor parking, and the potential to rent a second stall for only $30/month, subject to availability. Pets are permitted with board approval, with nearby parks and walking paths to enjoy. The well-maintained complex benefits from exceptional, highly responsive property management and an on-site caretaker, along with recent improvements including new hallway carpeting, exterior painting, and updated balcony railings. Conveniently located near Mount Royal University, Richmond Square, Westhills, Signal Hill, shopping, restaurants, transit, and major routes including Sarcee Trail, Glenmore Trail, and Stoney Trail. Best of all, this charming home is vacant, move-in ready, and available for quick possession! (id:6769)

Other 6.00 Ft x 4.25 Ft
Den 11.42 Ft x 4.75 Ft
Laundry room 5.00 Ft x 2.92 Ft
Kitchen 8.42 Ft x 7.17 Ft
5pc Bathroom 11.33 Ft x 5.00 Ft
Primary Bedroom 11.42 Ft x 13.83 Ft
Living room/Dining room 12.58 Ft x 21.00 Ft
Other 6.33 Ft x 10.25 Ft
Cold room 4.25 Ft x 3.83 Ft

Listing Presented By:



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