



7301 4A Street Calgary Alberta

\$175,000

PRICE REDUCED! Best Value Under \$180K in Kingsland Welcome to this bright second floor one bedroom retreat in the heart of Kingsland. A rare wood burning fireplace anchors the living room, adding warmth and charm you simply will not find in today's cookie cutter condos. At this new price point, this home offers an exceptional opportunity to enter the SW Calgary market. The open concept layout is ideal for everyday living, with a spacious living area that flows seamlessly onto a private balcony complete with peaceful views and additional outdoor storage. The kitchen is both functional and practical, offering ample cabinetry and a generous in suite pantry with the flexibility to install your own washer and dryer. The unit includes an assigned parking stall and is perfectly situated in a true 15 minute neighborhood. You are just steps from Chinook Centre, local cafes, transit, and the C Train, making commuting simple and convenient. Whether you are a first time buyer or an investor searching for a strong addition to your portfolio, this condo delivers outstanding value. Opportunities at this price point do not last long. (id:6769)

Living room 17.50 Ft x 11.92 Ft

Kitchen 7.33 Ft x 6.33 Ft

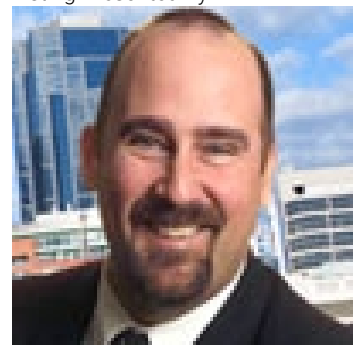
Dining room 8.58 Ft x 8.33 Ft

Primary Bedroom 13.08 Ft x 11.50 Ft

Laundry room 7.42 Ft x 4.92 Ft

4pc Bathroom 7.92 Ft x 4.92 Ft

Listing Presented By:



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