

## 80 Galbraith Drive Calgary Alberta

\$269,800

TOP FLOOR Concrete Building, 861+SF, Facing WEST with a Mountain glimpse view on a clear day, FANTASTIC VIEW & SUNSETS. 2 BEDROOM, SOAKER TUB & SHOWER, high Quality Estate wall tile full bathroom. VERY NICELY RENOVATED, UPGRADED FLOORING, KITCHEN COUNTERS, INSUITE LAUNDRY with stacking Heavy Duty Whirlpool "thin Twin" washer & dryer. Very well kept & clean building. Basement storage locker #18 with shelves. Parking stall # 36 on the north side of sign, with power plug in Building A, units 1-23. plenty of visitor parking in lot. Front & back doors to secure building. 5 Minute WALKING to MOUNT ROYAL UNIVERSITY & express Bus's to DOWNTOWN & other areas. Exceptional well run Condo Complex that the Condo fees have actually gone down in the past 25Years, from \$498/mo to now \$483.50/mo, including heat, water & sewer & all the regular stuff! (id:6769)

Living room 4.20 M x 3.90 M

Dining room 3.30 M x 2.70 M

Laundry room 2.30 M x .90 M

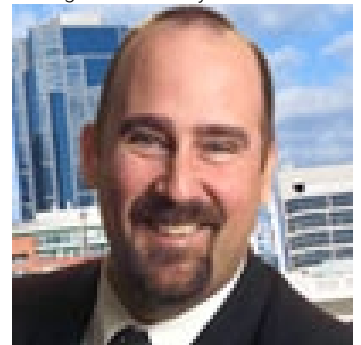
4pc Bathroom 2.50 M x 1.50 M

Kitchen 2.50 M x 2.10 M

Bedroom 3.40 M x 3.10 M

Primary Bedroom 3.80 M x 3.60 M

Listing Presented By:



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