



**GRASSROOTS**  
REALTY GROUP

1-833-477-6687  
aloha@grassrootsrealty.ca

319, 955 Mcpherson Road NE  
Calgary, Alberta

MLS # A2214832



**\$311,888**

Division:	Bridgeland/Riverside		
Type:	Residential/High Rise (5+ stories)		
Style:	Apartment-Single Level Unit		
Size:	600 sq.ft.	Age:	2013 (12 yrs old)
Beds:	1	Baths:	1
Garage:	Parkade, Stall, Titled, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard	Water:	-
Floors:	Carpet, Ceramic Tile, Laminate	Sewer:	-
Roof:	-	Condo Fee:	\$ 430
Basement:	-	LLD:	-
Exterior:	Brick, Concrete, Stucco	Zoning:	DC
Foundation:	-	Utilities:	-
Features:	Breakfast Bar, Closet Organizers, Granite Counters, High Ceilings, No Smoking Home		

Inclusions: na

Discover this fantastic 1-bedroom, 1-bathroom condo in Bridgeland, complete with underground parking! Step inside to appreciate the open floorplan that immediately showcases a centrally located kitchen equipped with stainless steel appliances and granite countertops. The living room offers ample space to entertain guests and opens up to a balcony that's larger than units above. The spacious bedroom features an organized walk-through closet leading directly to the 4-piece cheater ensuite, also finished with granite countertops. Additional conveniences include in-suite laundry, a secured underground parking space, and access to the building's courtyard common space and dog run. Situated close to downtown and all the vibrant amenities Bridgeland has to offer, this condo is perfectly positioned for urban living. Don't miss your chance to call this exceptional place home!