



GRASSROOTS
REALTY GROUP

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1114, 6224 17 Avenue SE
Calgary, Alberta

MLS # A2216870



\$285,000

Division:	Red Carpet		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	845 sq.ft.	Age:	1999 (26 yrs old)
Beds:	2	Baths:	1
Garage:	Stall		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard, Fireplace(s)	Water:	-
Floors:	Carpet, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 519
Basement:	None	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	T2A 7X8
Foundation:	Poured Concrete	Utilities:	-
Features:	Storage		

Inclusions: N/A

Location, location, location. This main floor two bedroom condo has everything that you need. Freshly painted throughout, newer renovated bathroom, floors and appliances. Boasting two large bedrooms, this open floor condo is located close to green space and offers easy access to Stoney Trail while being 15 minutes away from downtown Calgary. Shop nearby at East Hills Shopping Centre (Costco, Walmart, Cineplex) and a variety of dinning options. The affordable maintenance fee includes all your utilities (heat, water and electricity) never pay another bill. Dedicated parking space as well as street parking right outside this main floor unit. Excellent for someone starting out, downsizing or as an investment property.