



**GRASSROOTS**  
REALTY GROUP

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410, 1718 14 Avenue NW  
Calgary, Alberta

MLS # A2218918



**\$649,900**

<b>Division:</b>	Hounsfield Heights/Briar Hill		
<b>Type:</b>	Residential/High Rise (5+ stories)		
<b>Style:</b>	Apartment-Single Level Unit		
<b>Size:</b>	1,270 sq.ft.	<b>Age:</b>	2002 (23 yrs old)
<b>Beds:</b>	2	<b>Baths:</b>	2
<b>Garage:</b>	Parkade, See Remarks, Titled, Underground		
<b>Lot Size:</b>	-		
<b>Lot Feat:</b>	Views		

<b>Heating:</b>	Baseboard	<b>Water:</b>	-
<b>Floors:</b>	Vinyl Plank	<b>Sewer:</b>	-
<b>Roof:</b>	Rubber	<b>Condo Fee:</b>	\$ 1,327
<b>Basement:</b>	None	<b>LLD:</b>	-
<b>Exterior:</b>	Brick, Concrete, Stucco	<b>Zoning:</b>	DC
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Double Vanity, High Ceilings, No Animal Home, No Smoking Home, Open Floorplan, See Remarks, Walk-In Closet(s)		

**Inclusions:** N/A

OPEN HOUSE SUNDAY June 8th from 1pm-3pm!! Welcome to The Renaissance at North Hill. Remarkable luxury with everything you need at your fingertips. This beautiful 2 bedroom + Den / 2 full bath home has been stunningly renovated and offers open plan living with unobstructed PANORAMIC downtown AND mountain views from your private balcony, with brand new LVP flooring, Silestone quartz countertops, stainless steel appliances, all new fixtures and lighting throughout, upgraded plumbing, brand new Toto toilets, gas fireplace, gorgeous maple cabinetry, 9 foot ceilings and Central A/C. This gorgeous turn-key unit has it all. The Primary bedroom stuns with oversized windows showcasing your downtown view, spacious walk-in closet leading to your huge Primary bath with double sink vanity, soaker tub, W/C and walk-in shower. All this PLUS TWO TITLED PARKING stalls and PRIVATE same floor storage. But what's the BEST PART about condo living at The Renaissance? The amenities are UNMATCHED — 24 hour concierge/security, two guest suites, games room, fully equipped gym, movie theatre, meeting room, entertaining space, car wash & private terrace courtyard, PLUS close proximity to the C-Train and direct indoor access to all of the shops and services at North Hill Centre — NEVER feel the chill of -40 to get groceries again! At The Renaissance, condo living is a lifestyle — come see what you've been missing!