



**GRASSROOTS**  
REALTY GROUP

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**216, 10 Discovery Ridge Close SW**  
**Calgary, Alberta**

**MLS # A2219864**



**\$429,000**

<b>Division:</b>	Discovery Ridge		
<b>Type:</b>	Residential/Low Rise (2-4 stories)		
<b>Style:</b>	Apartment-Single Level Unit		
<b>Size:</b>	926 sq.ft.	<b>Age:</b>	2005 (20 yrs old)
<b>Beds:</b>	2	<b>Baths:</b>	1
<b>Garage:</b>	Heated Garage, Stall, Underground		
<b>Lot Size:</b>	-		
<b>Lot Feat:</b>	-		

**Heating:** Baseboard, Hot Water, Natural Gas

**Floors:** Carpet, Ceramic Tile, Hardwood

**Roof:** Asphalt Shingle

**Basement:** -

**Exterior:** Stone, Stucco, Wood Frame

**Foundation:** -

**Features:** Breakfast Bar, Closet Organizers, Open Floorplan, Walk-In Closet(s)

**Water:** -

**Sewer:** -

**Condo Fee:** \$ 501

**LLD:** -

**Zoning:** DC

**Utilities:** -

**Inclusions:** N/A

Exquisitely kept and beautifully updated, this south-facing two-bedroom condo in Discovery Ridge offers a seamless blend of contemporary design and nature enriched ambiance. Filled with natural light, the open-concept layout features hardwood floors, a striking natural stone fireplace, and an updated kitchen with stainless steel appliances, ample cabinetry, and a raised island perfect for casual dining. The spa-inspired bathroom has been upgraded with travertine stone, an oversized glass shower, and a deep soaker tub. Two well-appointed bedrooms, the primary bedroom with a walk-in closet, and a second bedroom to provide a flexible space for a guest room or home office. Enjoy the oversized south-facing deck surrounded by mature trees, complete with a gas BBQ hookup. Building amenities include a fitness centre and a resident lounge. Discovery Ridge is an upscale west Calgary community tucked beside Griffith Woods Park, offering peaceful surroundings, scenic pathways, and easy access to downtown and major amenities.