99, 219 90 Avenue SE
Calgary, Alberta

MLS # A2233320

$379,900

Division:	Acadia
Type:	Residential/Four Plex
Style:	2 Storey

Size:	1,027 sq.ft.	**Age:**	1970 (55 yrs old)
Beds:	2	**Baths:**	2

Garage:	Assigned, Parking Pad
Lot Size:	-
Lot Feat:	Front Yard, Level, Private

Heating:	Central	**Water:**	-
Floors:	Ceramic Tile, Laminate	**Sewer:**	-
Roof:	Asphalt	**Condo Fee:**	$ 345
Basement:	Full, Partially Finished	**LLD:**	-
Exterior:	Concrete	**Zoning:**	M-CG d52
Foundation:	Poured Concrete	**Utilities:**	-
Features:	Built-in Features, No Animal Home, No Smoking Home, Quartz Counters		

Inclusions:	N/A

This beautifully updated home is move-in ready, featuring modern finishes and thoughtful upgrades throughout. The spacious living room is bathed in natural light, with sliding doors leading to your private fenced yard—perfect for relaxing or entertaining. The kitchen boasts ample counter space, making meal prep a breeze. Upstairs, you’ll find three well-sized bedrooms, and a stylish 4-piece bathroom. The partially finished basement offers two additional rooms, ideal for a home office, guest space, or extra storage. Situated in a well-maintained complex with greenspace, visitor parking, and a fully updated exterior & fencing, this pet-friendly community is conveniently located within walking distance of schools, public transit, and shopping.