



GRASSROOTS
REALTY GROUP

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1102, 1317 27 Street SE
Calgary, Alberta

MLS # A2234452



\$309,900

Division:	Albert Park/Radisson Heights		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	868 sq.ft.	Age:	2015 (10 yrs old)
Beds:	2	Baths:	2
Garage:	Parkade, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard	Water:	-
Floors:	Carpet, Ceramic Tile, Laminate	Sewer:	-
Roof:	-	Condo Fee:	\$ 509
Basement:	-	LLD:	-
Exterior:	Composite Siding, Wood Frame	Zoning:	M-C1
Foundation:	-	Utilities:	-
Features:	Elevator, Granite Counters, See Remarks		

Inclusions: N/A

This spacious 2 bed, 2 bath end unit is located on the ground floor and is located directly across from a large greenspace/park & playground. This floor plan is open and bright with ample windows that bring in tons of natural sunlight. The kitchen consists of granite countertops, S/S appliances, tiled backsplashes and breakfast bar that overlooks the separate dining area and large living room. The master bedroom features a walk through closet leading to a 3pc en suite. There is a spacious 2nd bedroom, 4pc bath and Den area. Additional bonuses include: one titled underground parking stall, A/C, in-suite laundry plus an oversized West facing balcony that allows you to conveniently access enjoy the park/greenspace right from your home. Located close to schools, parks, shops, city transit and easy access to main roadways. This condo is must see to appreciate.