



GRASSROOTS
REALTY GROUP

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2126 18A Street SW
Calgary, Alberta

MLS # A2235705



\$825,000

Division:	Bankview		
Type:	Residential/Duplex		
Style:	2 Storey, Attached-Side by Side		
Size:	1,170 sq.ft.	Age:	1971 (54 yrs old)
Beds:	3	Baths:	2
Garage:	Single Garage Attached		
Lot Size:	0.06 Acre		
Lot Feat:	Back Lane, Back Yard, Views		

Heating:	Forced Air	Water:	-
Floors:	Ceramic Tile, Hardwood	Sewer:	-
Roof:	Membrane	Condo Fee:	-
Basement:	Finished, Partial, Partially Finished	LLD:	-
Exterior:	Stucco	Zoning:	R-C2
Foundation:	Poured Concrete	Utilities:	-
Features:	Built-in Features, Stone Counters, Sump Pump(s), Vinyl Windows		

Inclusions: N/A

Imagine enjoying your summer on one of the coolest roof top patios in Calgary, with amazing views to downtown!! Welcome to a stunning newly renovated home, nestled on a peaceful street in the wonderful community of Bankview. This duplex has been meticulously renovated to provide a comfortable and modern living experience and presents like a luxurious townhouse. Whether you're looking to entertain friends and family on your relaxing over sized deck, or simply unwind in a serene setting in front of the gas fireplace, this property has it all! The kitchen has been updated with stainless steel appliances and quartz countertops, with open concept living overlooking your fireplace feature wall. This unit has 3 generously sized bedrooms, and 2 fully updated bathrooms with contemporary fixtures and finishes. The list of upgrades features in this home is huge and all beneficial to making this property one of a kind. The massive private patio overlooking the downtown core will have you in awe, and with the close proximity to absolutely everything the inner city has to offer, this is a must see! Don't miss the opportunity to make this gorgeous space your new home, and experience the charm and convenience of this wonderful property!