



GRASSROOTS
REALTY GROUP

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207, 501 57 Avenue SW
Calgary, Alberta

MLS # A2238957



\$272,900

Division:	Windsor Park		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	813 sq.ft.	Age:	1970 (55 yrs old)
Beds:	2	Baths:	1
Garage:	Covered, Plug-In, Stall		
Lot Size:	-		
Lot Feat:	-		

Heating:	Hot Water	Water:	-
Floors:	Carpet, Ceramic Tile, Vinyl Plank	Sewer:	-
Roof:	Tar/Gravel	Condo Fee:	\$ 561
Basement:	-	LLD:	-
Exterior:	Brick, Concrete	Zoning:	M-C2
Foundation:	-	Utilities:	-
Features:	Granite Counters		

Inclusions: NA

Welcome to this beautifully updated corner unit in the heart of Windsor Park—just minutes from Chinook Mall, the LRT, schools, and more. Featuring a bright open layout, expansive windows, brand new carpet and luxury vinyl plank flooring with a sunny south-facing balcony, this home offers the perfect mix of modern style and everyday comfort. The kitchen shines with granite countertops, stylish cabinetry, and a chic tile backsplash. Both bedrooms are spacious, with easy access to a sleek 4-piece bath. You'll also enjoy in-suite laundry with storage and an assigned covered parking stall. Set in a solid concrete building and move-in ready with quick possession available, this is a fantastic opportunity you don't want to miss!