



GRASSROOTS
REALTY GROUP

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**701, 16 Varsity Estates Circle NW
Calgary, Alberta**

MLS # A2249374



\$480,000

| | | | |
|------------------|------------------------------------|---------------|-------------------|
| Division: | Varsity | | |
| Type: | Residential/High Rise (5+ stories) | | |
| Style: | Apartment-Single Level Unit | | |
| Size: | 1,040 sq.ft. | Age: | 2014 (11 yrs old) |
| Beds: | 2 | Baths: | 2 |
| Garage: | Parkade | | |
| Lot Size: | - | | |
| Lot Feat: | - | | |

| | | | |
|--------------------|-----------------------------------|-------------------|--------|
| Heating: | Other | Water: | - |
| Floors: | Ceramic Tile, Hardwood | Sewer: | - |
| Roof: | - | Condo Fee: | \$ 740 |
| Basement: | - | LLD: | - |
| Exterior: | Concrete | Zoning: | DC |
| Foundation: | - | Utilities: | - |
| Features: | Granite Counters, No Smoking Home | | |

Inclusions: -

Location, Location, Location Rare opportunity to own a piece of a paradise, This unit is a must see unit.....All high end built, Granite countertop through out, high end appliances, Sunny south back yard, underground heated parking and storage and more.....Close to LRT station, SAIT, U of C, and Foothills Hospital , This 2 bedroom , 2 bathroom unit in 7th floor with these features:
Engineered hardwood floors, underground parking , easy access to all amenities, shopping mall, transit etc . Nice stainless steel appliances, granite counter and more.....Well PRICED way UNDER city ASSESSMENT