



**GRASSROOTS**  
REALTY GROUP

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1004, 77 Spurce Place SW  
Calgary, Alberta

MLS # A2252452



**\$359,000**

Division:	Spruce Cliff		
Type:	Residential/High Rise (5+ stories)		
Style:	Apartment-Single Level Unit		
Size:	791 sq.ft.	Age:	2008 (17 yrs old)
Beds:	2	Baths:	2
Garage:	Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile	Sewer:	-
Roof:	-	Condo Fee:	\$ 642
Basement:	-	LLD:	-
Exterior:	Concrete	Zoning:	DC
Foundation:	-	Utilities:	-
Features:	Granite Counters, Vinyl Windows		

Inclusions:	NO
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What A View! This two bedroom two bath faces West and has an unobstructed view. Granite counters, wood cabinets and black appliances are featured in the kitchen. A corner gas fireplace completes the living room. In suite laundry is conveniently located in the second bathroom. Soft corners throughout. Titled underground heated parking a storage unit and a balcony included with this unit. Encore has many amenities including indoor pool, hot tub, party room and exercise room for your enjoyment. 10 minutes to LRT and shopping.