



GRASSROOTS
REALTY GROUP

1-833-477-6687
aloha@grassrootsrealty.ca

**110, 1905 27 Avenue SW
Calgary, Alberta**

MLS # A2252933



\$479,900

Division:	South Calgary		
Type:	Residential/Five Plus		
Style:	Bungalow		
Size:	1,148 sq.ft.	Age:	2009 (16 yrs old)
Beds:	2	Baths:	2
Garage:	Heated Garage, Secured, Stall, Underground		
Lot Size:	-		
Lot Feat:	Back Lane, Few Trees, Landscaped		

Heating:	In Floor, Natural Gas	Water:	-
Floors:	Carpet, Hardwood, Tile	Sewer:	-
Roof:	Rolled/Hot Mop	Condo Fee:	\$ 610
Basement:	None	LLD:	-
Exterior:	Stucco, Wood Frame	Zoning:	M-C1
Foundation:	Poured Concrete	Utilities:	-
Features:	Closet Organizers, Granite Counters, High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Walk-In Closet(s)		
Inclusions:	N/A		

Come and find this rare inner city gem in Marda Loop. Units in Marda 17 do not come available often. This large townhouse features and A/C system and boasts a bright living room w/ tons of natural light from the south facing windows. There is a large dining room area that leads to the gourmet kitchen boasting S.S. appliances, granite countertops, tile backsplash, large pantry, over the range microwave, and a large kitchen island w/ eating ledge. Completing this fabulous unit is a good sized laundry room, 2 large bedrooms including the master complete w/ a large walk in closet and ensuite. Other features included an air purification system, large south facing private patio, sperate storage area, and a secured assigned underground parking stall right by the access door. This unit is a must see!