



GRASSROOTS
REALTY GROUP

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309, 10 Dover Point SE
Calgary, Alberta

MLS # A2258508



\$210,000

Division:	Dover		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	775 sq.ft.	Age:	1995 (30 yrs old)
Beds:	2	Baths:	1
Garage:	Stall		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard	Water:	-
Floors:	Laminate, Tile	Sewer:	-
Roof:	-	Condo Fee:	\$ 447
Basement:	-	LLD:	-
Exterior:	Wood Frame	Zoning:	M-C1 d75
Foundation:	-	Utilities:	-
Features:	Ceiling Fan(s), Open Floorplan, See Remarks		

Inclusions: na

Welcome to this updated 2-bedroom, 1-bath condo in Dover, offering move-in ready living with stylish upgrades with a open layout. Inside, you'll find a spacious open-concept living and dining area with large patio doors that fill the space with natural light. Modern paint and lighting highlight the laminate flooring that runs throughout the unit. The kitchen features sleek white cabinetry, ample counter space, and newer stainless steel appliances, making meal prep easy and enjoyable. The two generously sized bedrooms are designed for comfort, while the updated 4-piece bathroom includes a modern vanity and tile tub surround. Convenience is key with in-suite laundry, plenty of storage, and a private balcony perfect for enjoying your morning coffee or relaxing in the evenings. This well-maintained complex includes secure entry, a welcoming lobby, and ample visitor parking. Located close to parks, schools, shopping, and major routes, it's just minutes from downtown while still being tucked into a quiet community setting. Perfect for first-time buyers, downsizers, or investors, this condo offers unbeatable value with both comfort and convenience.