



GRASSROOTS
REALTY GROUP

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

4404, 31 Country Village Manor NE
Calgary, Alberta

MLS # A2265630



\$239,000

Division:	Country Hills Village		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	578 sq.ft.	Age:	2010 (15 yrs old)
Beds:	1	Baths:	1
Garage:	Stall		
Lot Size:	-		
Lot Feat:	-		

Heating: Baseboard, Natural Gas

Floors: Carpet, Hardwood, Tile

Roof: Asphalt Shingle

Basement: -

Exterior: Vinyl Siding, Wood Frame

Foundation: -

Features: No Animal Home, No Smoking Home, Open Floorplan, Pantry, Storage

Water: -

Sewer: -

Condo Fee: \$ 329

LLD: -

Zoning: DC (pre 1P2007)

Utilities: -

Inclusions: NA

Beautiful 1 Bedroom Condo in Lighthouse Landing! Fantastic opportunity to own a well-kept Top-floor unit just steps from the lake and walking paths. Features 9 ft ceilings, hardwood floors, a functional kitchen with stainless steel appliances and raised breakfast bar, bright and spacious living room walks out to the patio with a gas hookup for your summer BBQ. The bedroom includes a walk-through closet to a 4pc bath. This unit comes complete with a full-sized in-suite front-load washer and dryer, a storage locker, and an energized parking stall located directly in front of the entrance. Close to Vivo Rec Centre, shopping, restaurants, transit, and easy access to Stoney, Deerfoot Trails, Airport and Cross iron Mills. Don't miss this great opportunity to move into this nice complex!