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## 205, 4328 4 Street NW Calgary, Alberta

MLS # A2267352



\$165,000

| Division: | Highland Park                      |        |                   |  |  |
|-----------|------------------------------------|--------|-------------------|--|--|
| Type:     | Residential/Low Rise (2-4 stories) |        |                   |  |  |
| Style:    | Apartment-Single Level Unit        |        |                   |  |  |
| Size:     | 471 sq.ft.                         | Age:   | 1986 (39 yrs old) |  |  |
| Beds:     | 1                                  | Baths: | 1                 |  |  |
| Garage:   | Off Street                         |        |                   |  |  |
| Lot Size: | -                                  |        |                   |  |  |
| Lot Feat: | -                                  |        |                   |  |  |
|           |                                    |        |                   |  |  |

| Heating:    | Baseboard                   | Water:     | -      |
|-------------|-----------------------------|------------|--------|
| Floors:     | Laminate, Tile              | Sewer:     | -      |
| Roof:       | -                           | Condo Fee: | \$ 300 |
| Basement:   | -                           | LLD:       | -      |
| Exterior:   | Brick, Concrete, Wood Frame | Zoning:    | M-C1   |
| Foundation: | -                           | Utilities: | -      |

Features: No Animal Home, No Smoking Home

Inclusions:

N/A

Welcome to your new home in Highland Park, one of Calgary's sought-after Northwest communities! Whether you're a first-time buyer, downsizer, or investor, this property is an excellent opportunity. This cozy 1-bedroom unit with a 4-piece bathroom offers comfort, convenience, and an incredibly functional layout. You'll appreciate being close to transit, shopping, parks, and having quick access to downtown - making this the ideal low-maintenance home or rental property.