



GRASSROOTS
REALTY GROUP

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5, 11240 6 Street SW
Calgary, Alberta

MLS # A2269045

\$319,900



Division:	Southwood		
Type:	Residential/Five Plus		
Style:	2 Storey		
Size:	929 sq.ft.	Age:	1973 (52 yrs old)
Beds:	2	Baths:	1 full / 1 half
Garage:	Stall		
Lot Size:	-		
Lot Feat:	Cul-De-Sac		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 419
Basement:	Full	LLD:	-
Exterior:	Brick, Cedar, Wood Frame	Zoning:	M-C1
Foundation:	Poured Concrete	Utilities:	-
Features:	Vinyl Windows		

Inclusions: N/A

This is the home you have been looking for! Located in a quiet cul-de-sac and an END UNIT, this immaculate home comes freshly painted with new light fixtures, newer flooring and features a bright living room, updated kitchen with new fridge, bright dining area and 2 bedrooms up with a newly renovated bathroom. The basement floor is freshly painted and awaits your creativity. This home is just around the corner from the park, walking/bike paths and within walking distance to South Centre Mall, Southland LRT and Willow Park Shopping. It's perfect for YOU! (Kitchen, baseboards and doors were redone in 2019. Windows and doors were done in 2019-2020.)