



**3103, 1620 70 Street SE  
Calgary, Alberta**

**MLS # A2269990**



**\$182,900**

<b>Division:</b>	Applewood Park		
<b>Type:</b>	Residential/Low Rise (2-4 stories)		
<b>Style:</b>	Apartment-Single Level Unit		
<b>Size:</b>	535 sq.ft.	<b>Age:</b>	2004 (22 yrs old)
<b>Beds:</b>	1	<b>Baths:</b>	1
<b>Garage:</b>	Stall		
<b>Lot Size:</b>	-		
<b>Lot Feat:</b>	-		

<b>Heating:</b>	Baseboard	<b>Water:</b>	-
<b>Floors:</b>	Laminate	<b>Sewer:</b>	-
<b>Roof:</b>	-	<b>Condo Fee:</b>	\$ 378
<b>Basement:</b>	-	<b>LLD:</b>	-
<b>Exterior:</b>	Vinyl Siding, Wood Frame	<b>Zoning:</b>	M-C2 d116
<b>Foundation:</b>	-	<b>Utilities:</b>	-
<b>Features:</b>	No Smoking Home		

**Inclusions:** N/A

Welcome to this main floor 1 bedroom plus den condo unit that allows pets! Great to be located on the main floor when you're a dog owner. Great location if you enjoy walking paths, with or without a dog, fireworks at Elliston Park in the summer, quick accessibility to Stoney Tr and public transportation, Tim's, a convenience store, and all the shopping adventures of East Hills. Which includes Costco, Walmart, movie theatres, restaurants etc. The unit includes in-suite laundry, an assigned parking stall located just outside the unit, (great if you have an automatic car starter), and all the necessities needed for a place to call home or investment. Property is vacant, move in can be quick!