



GRASSROOTS
REALTY GROUP

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1303, 73 Erin Woods Court SE
Calgary, Alberta

MLS # A2273203



\$208,000

Division:	Erin Woods		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	557 sq.ft.	Age:	2006 (19 yrs old)
Beds:	1	Baths:	1
Garage:	Parkade		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard
Floors:	Carpet, Laminate
Roof:	-
Basement:	-
Exterior:	Vinyl Siding
Foundation:	-
Features:	Elevator, Kitchen Island

Water:	-
Sewer:	-
Condo Fee:	\$ 480
LLD:	-
Zoning:	M-C2
Utilities:	-

Inclusions: n/a

Welcome to a unique opportunity in the quiet, family friendly neighbourhood of Erin Woods. This property is a COURT ORDERED SALE and presents a home with solid potential, ideal for buyers with vision. With some care and creativity, this property could be beautifully transformed, making it a wonderful investment for those eager to bring new life to a well situated residence with effortless access to downtown Calgary and all major routes including Deerfoot, Stoney, Glenmore and Peigan Trail.