



GRASSROOTS
REALTY GROUP

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5103, 69 COUNTRY VILLAGE Manor NE
Calgary, Alberta

MLS # A2275588



\$318,000

Division:	Country Hills Village		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	842 sq.ft.	Age:	2008 (17 yrs old)
Beds:	2	Baths:	2
Garage:	Stall, Titled		
Lot Size:	0.00 Acre		
Lot Feat:	Level, See Remarks		

Heating:	Baseboard, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 487
Basement:	-	LLD:	-
Exterior:	Brick, Vinyl Siding, Wood Frame	Zoning:	DC (pre 1P2007)
Foundation:	Poured Concrete	Utilities:	-
Features:	No Animal Home, No Smoking Home		

Inclusions: none

OPEN HOUSE Dec 20th Sat 1:00-3:00pmIncredible value for this 2 bedroom, 2 bathroom Condo unit in Light House Landing, Country Hill Village, The open floor plan with over 840SF, Featuring two bedrooms plus a den, two full bathrooms, In-suite Laundry (Newer Washer & Dryer). The Primary Bedroom features a large walk-in closet and your own Ensuite Bathroom while the Second Bedroom and Bathroom are smartly positioned on the opposite side of the unit for Privacy. The modern kitchen with dark wood cabinet, matching darker appliances, black refrigerator and stove. Spacious living room leads to a north-facing patio. Gas BBQ hook up, unit also has a den by the entrance for office or storage room. Great open layout you won't be disappointed!! Excellent location, close to all sorts of amenities such as shopping, restaurants, grocery stores, schools (including 2 high schools), Vivo, Landmark Cinema, public Library, playgrounds, City Transit, Stoney Trail, Deerfoot Trail, Calgary Airport and much more. Book your showing today!