



GRASSROOTS
REALTY GROUP

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2107, 20 Harvest Rose Park NE
Calgary, Alberta

MLS # A2276502



\$420,000

Division:	Harvest Hills		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	1,429 sq.ft.	Age:	1998 (28 yrs old)
Beds:	2	Baths:	2
Garage:	Stall		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard	Water:	-
Floors:	Hardwood	Sewer:	-
Roof:	-	Condo Fee:	\$ 670
Basement:	-	LLD:	-
Exterior:	See Remarks	Zoning:	M-C1 d75
Foundation:	-	Utilities:	-
Features:	No Smoking Home		

Inclusions: N/A

Impressively large condo that "lives like a home" - 1429 sq. ft. - and has been upgraded with high end finishings! Be welcomed as you enter the spacious foyer, adorned with engineered bamboo strand flooring. The open plan shows off the gourmet chef's kitchen, complete with an oversized granite island/counters, glass backsplash, light cabinetry and upgraded stainless steel appliances (*new induction range, new dishwasher and newer fridge)! The adjacent living room and dining room provide a perfect flow for entertaining. A unique open den area provides many options - family room/bonus room or work from home office space. Other features include: upgraded baseboards and crown moldings. The living room has plenty of space for entertaining family and friends. Enjoy effortless, stair-free living with the convenience of stepping directly from your living room onto your private patio - perfect for fresh air, easy pet access, and a seamless indoor-outdoor lifestyle! Both very large bedrooms feature new windows, mahogany custom California Closet organizers, air conditioners, remote bottom up / top down blinds. A 3 piece bathroom is located off the second bedroom, and the master bedroom features a 4 piece ensuite. A massive in-suite storage room is located next to the laundry - which has newer LG full sized washer and dryer. This home also includes 2 parking spaces and is located close to all amenities including: grocery, shopping, schools, golf, express transit to downtown and airport, future green line c-train station, public library, Vivo rec centre and more. Deerfoot & Stoney Trails are easily accessed.