



GRASSROOTS
REALTY GROUP

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111, 162 Country Village Circle NE
Calgary, Alberta

MLS # A2279106



\$224,900

| | | | |
|------------------|------------------------------------|---------------|-------------------|
| Division: | Country Hills Village | | |
| Type: | Residential/Low Rise (2-4 stories) | | |
| Style: | Apartment-Single Level Unit | | |
| Size: | 647 sq.ft. | Age: | 2008 (18 yrs old) |
| Beds: | 1 | Baths: | 1 |
| Garage: | Parkade, Titled, Underground | | |
| Lot Size: | - | | |
| Lot Feat: | - | | |

| | |
|--------------------|---|
| Heating: | Baseboard, Natural Gas |
| Floors: | Ceramic Tile, Laminate |
| Roof: | - |
| Basement: | - |
| Exterior: | Brick, Vinyl Siding, Wood Frame |
| Foundation: | - |
| Features: | High Ceilings, Kitchen Island, Open Floorplan |

| | |
|-------------------|-----------------|
| Water: | - |
| Sewer: | - |
| Condo Fee: | \$ 415 |
| LLD: | - |
| Zoning: | DC (pre 1P2007) |
| Utilities: | - |

Inclusions: NA

Welcome to effortless living in this immaculate main-floor corner/end unit, where extra windows flood the space with natural light. The open-concept, spacious, and highly functional floor plan is enhanced by numerous upgrades, including high-end, easy-clean, allergy-friendly vinyl and ceramic flooring, a full appliance package with in-suite washer and dryer, full-height ceramic backsplash, custom window coverings, and more. Enjoy abundant in-suite storage plus additional storage conveniently located downstairs. Winter mornings are a breeze with heated, secure, titled underground parking—a feature you’ll truly appreciate year-round. Sliding patio doors lead to your private patio, complete with a gas BBQ outlet, perfect for entertaining or relaxing outdoors. Ideally situated steps from Country Hills Shopping Plaza, public transportation, movie theatre, banks, and everyday amenities, with quick access to the airport, Stoney Trail, and Deerfoot Trail. This is a move-in-ready home offering comfort, convenience, and exceptional value.