



**209, 1422 Centre A Street NE  
Calgary, Alberta**

**MLS # A2280482**



**\$359,900**

**Division:** Crescent Heights

**Type:** Residential/Low Rise (2-4 stories)

**Style:** Apartment-Single Level Unit

**Size:** 954 sq.ft. **Age:** 2006 (20 yrs old)

**Beds:** 2 **Baths:** 2

**Garage:** Underground

**Lot Size:** -

**Lot Feat:** -

**Heating:** Baseboard

**Water:** -

**Floors:** Carpet, Ceramic Tile, Hardwood

**Sewer:** -

**Roof:** Asphalt

**Condo Fee:** \$ 714

**Basement:** -

**LLD:** -

**Exterior:** Brick, Stucco, Wood Frame

**Zoning:** M-C1

**Foundation:** -

**Utilities:** -

**Features:** No Animal Home, No Smoking Home, Open Floorplan

**Inclusions:** N/A

Fantastic Opportunity for a First-Time home buyer or an investor. Don't miss your chance to own this spacious, well-maintained, 2-bedroom, 2-bath condo in the sought-after community of Crescent Heights. This fabulous unit features a bright and open living, dining, and kitchen floor plan with rich Brazilian hardwood floors, maple cabinets, stainless steel appliances, and granite countertops. The master bedroom is spacious with a walk-in closet and a 4-piece ensuite. The generously sized second bedroom is perfect as a guest room or office space. A 4-piece bath, in-suite laundry, and Titled Heated Underground Parking complete this perfect space. The location is convenient to tons of amenities, parks, shopping, and restaurants, making it ideal for students with a quick commute downtown, to SAIT, or the University of Calgary. Book a showing today to view this lovely home to get the full experience of all it has to offer or visit the 3D Tour!!