



**GRASSROOTS**  
REALTY GROUP

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307, 1507 Centre A Street NE  
Calgary, Alberta

MLS # A2284903



**\$295,000**

Division:	Crescent Heights		
Type:	Residential/High Rise (5+ stories)		
Style:	Apartment-Single Level Unit		
Size:	743 sq.ft.	Age:	2002 (24 yrs old)
Beds:	2	Baths:	2
Garage:	Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard
Floors:	Softwood, Tile
Roof:	-
Basement:	-
Exterior:	Concrete, Stucco
Foundation:	-
Features:	Granite Counters

Water:	-
Sewer:	-
Condo Fee:	\$ 591
LLD:	-
Zoning:	DC (pre 1P2007)
Utilities:	-

Inclusions: N/A

Welcome to this beautifully appointed condo in the Crescent Heights, just minutes from downtown. Located in a solid concrete building, this quiet inner-city home offers both comfort and convenience. The thoughtfully designed layout features 2 spacious bedrooms and 2 full bathrooms, complemented by 9' ceilings that enhance the open, airy feel. The inviting living room is anchored by a cozy fireplace, perfect for relaxing or entertaining. The kitchen showcases granite countertops and ample workspace, flowing seamlessly into the main living area. Additional highlights include titled underground parking, a separate storage room, and a peaceful location that feels tucked away while still close to all urban amenities. Ideal for professionals, downsizers, or anyone seeking a low-maintenance lifestyle in one of Calgary's most desirable inner-city communities.