209, 515 57 Avenue SW
Calgary, Alberta

MLS # A2286709

$199,999

Division:	Windsor Park
Type:	Residential/Low Rise (2-4 stories)
Style:	Apartment-Single Level Unit

Size:	639 sq.ft.	**Age:**	1971 (55 yrs old)
Beds:	1	**Baths:**	1

Garage:	Stall
Lot Size:	-
Lot Feat:	Back Lane

Heating:	Baseboard	**Water:**	-
Floors:	Ceramic Tile, Hardwood	**Sewer:**	-
Roof:	Membrane	**Condo Fee:**	$ 395
Basement:	-	**LLD:**	-
Exterior:	Brick, Concrete	**Zoning:**	M-C2
Foundation:	-	**Utilities:**	-
Features:	Granite Counters, Pantry, Storage		

Inclusions:	none

Fantastic opportunity to own this beautifully updated condo in an unbeatable location just steps from Chinook Centre and the endless amenities along Macleod Trail. Offering 638 square feet of well-designed living space, this 1-bedroom, 1-bathroom unit provides exceptional value for first-time buyers and investors alike. Over the years, the unit has been thoughtfully updated and is move-in ready with quick possession available. The bright and functional kitchen features abundant cabinetry, dual pantries, quartz countertops, a new bar fridge, and a new microwave. A convenient built-in office nook makes working from home a great option. The spacious south-facing living room is flooded with natural light and offers incredible flexibility for furniture placement and layout options — perfect for both relaxing and entertaining. The generously sized primary bedroom includes a double-wide closet for ample storage. The bathroom has been upgraded with quartz countertops, a modern vessel sink, and updated faucet, and is roughed-in for an apartment-style washer and dryer for added convenience. This unit includes one assigned parking stall, and the building offers a coin-operated laundry room. Whether you're looking to invest or purchase your first home, this is an exceptional opportunity in a location that truly can’t be beat. **note that the washer and dryer are not included and only for illustration purpose**