



**203, 644 Meredith Road NE
Calgary, Alberta**

MLS # A2289571



\$249,900

Division:	Bridgeland/Riverside		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	653 sq.ft.	Age:	1981 (45 yrs old)
Beds:	1	Baths:	1
Garage:	Parkade, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard	Water:	-
Floors:	Ceramic Tile, Hardwood	Sewer:	-
Roof:	-	Condo Fee:	\$ 540
Basement:	-	LLD:	-
Exterior:	Brick, Concrete, Wood Siding	Zoning:	M-C2
Foundation:	-	Utilities:	-
Features:	Open Floorplan		

Inclusions: na

This renovated Bridgeland gem puts Calgary's best coffee, dining, and parks right at your doorstep. Located just a short stroll from downtown, it offers a bright, modern interior that feels welcoming the moment you walk in. The open-concept layout flows over gleaming hardwood floors and centers around a sleek kitchen finished with granite countertops and stainless steel appliances. Designed as a functional and stylish home base, the unit features a spacious primary bedroom with large corner windows, a renovated four-piece bath, and the added convenience of in-suite laundry with extra storage. For quiet evenings, there's a private balcony to unwind on, plus a secure indoor parking stall for those rare days you actually need to drive. Previously rented for \$1,750, this is a fantastic opportunity for an active professional or a savvy investor looking to get into one of the city's most vibrant communities.