



120, 10 SIERRA MORENA Mews SW
Calgary, Alberta

MLS # A2290585



\$295,900

Division:	Signal Hill		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	830 sq.ft.	Age:	1995 (31 yrs old)
Beds:	2	Baths:	2
Garage:	Parkade		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard	Water:	-
Floors:	Carpet, Ceramic Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 562
Basement:	-	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	M-C2 d186
Foundation:	-	Utilities:	-
Features:	Storage, Vinyl Windows		

Inclusions: N/A

Welcome to this highly desirable condo in the sought-after community of SIGNAL HILL. The unit is a 2 bedroom, 2 full bathroom and includes a private patio with a locked storage room. This condo unit was NEWLY PAINTED and NEW CARPET was replaced in one of the bedroom. Embrace this well maintained open spacious interior layout featuring a dining area connected with kitchen equipped with induction range, fridge, microwave and dishwasher. The open living area furnished with a gas fireplace serves as the gateway to the delightful patio where is the best for chilling out through the breeze covered patio with gas hookup and in-unit storage room. The home also includes a primary bedroom consists of a 4-piece ensuite bathroom, a second bedroom with closet, a 4-piece bathroom in common area, a laundry room, and ONE HEATED UNDERGROUND PARKING. Other features include: Generous number of visitor parking, self-served car washing facilities, CBE coverage mapped with Ernest Manning High School. Enjoy walkable access to Signal Hill Centre (11 mins), Westhills Towne Centre (14 mins) and Richmond Square (16 mins) nearby as well as amenities. Real Canadian Superstore, Save On Foods, Lowe's Home, Canadian Tire, Co-op, library and more are just steps away. To pursue an extraordinary lifestyle from a self-owned leisure area and taste the convenience from the proximity of shopping malls, cinema and varieties of restaurants.