



**402, 20 Kincora Glen Park NW
Calgary, Alberta**

MLS # A2294627



\$299,900

Division:	Kincora		
Type:	Residential/High Rise (5+ stories)		
Style:	Apartment-Single Level Unit		
Size:	881 sq.ft.	Age:	2015 (11 yrs old)
Beds:	2	Baths:	2
Garage:	Parkade		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard	Water:	-
Floors:	Carpet, Laminate	Sewer:	-
Roof:	-	Condo Fee:	\$ 556
Basement:	-	LLD:	-
Exterior:	Concrete, Stone	Zoning:	M-2 d200
Foundation:	-	Utilities:	-
Features:	Breakfast Bar, No Smoking Home, Quartz Counters, Storage, Walk-In Closet(s)		

Inclusions: N/A

Welcome to this beautifully designed air-conditioned two-bedroom corner condo featuring in-suite laundry, titled parking, and titled storage, plus an incredible rooftop terrace complete with a gas line - perfect for summer BBQs and outdoor entertaining. As you enter, you're greeted by a spacious flex area ideal for a home office. Laminate flooring flows throughout, leading you into a bright, modern kitchen showcasing quartz countertops, stainless steel appliances, and a convenient eating bar that opens to the dining area. The open-concept living room seamlessly connects to the kitchen, creating the perfect space for hosting family and friends. The generous primary bedroom offers a walk-through closet and a private 4-piece ensuite. A second spacious bedroom is complemented by a stylish 3-piece bathroom featuring a beautiful walk-in shower. Enjoy your northwest-facing balcony, ideal for relaxing evenings. Located close to shopping, pathways, public transit, and with quick access to Stoney Trail, this home offers both comfort and convenience.