



511, 340 14 Avenue SW  
Calgary, Alberta

MLS # A2299377



**\$199,900**

<b>Division:</b>	Beltline		
<b>Type:</b>	Residential/High Rise (5+ stories)		
<b>Style:</b>	Apartment-Single Level Unit		
<b>Size:</b>	443 sq.ft.	<b>Age:</b>	1974 (52 yrs old)
<b>Beds:</b>	1	<b>Baths:</b>	1
<b>Garage:</b>	Parkade		
<b>Lot Size:</b>	-		
<b>Lot Feat:</b>	-		

<b>Heating:</b>	Hot Water	<b>Water:</b>	-
<b>Floors:</b>	Ceramic Tile, Laminate	<b>Sewer:</b>	-
<b>Roof:</b>	-	<b>Condo Fee:</b>	\$ 371
<b>Basement:</b>	-	<b>LLD:</b>	-
<b>Exterior:</b>	Concrete	<b>Zoning:</b>	CC-COR
<b>Foundation:</b>	-	<b>Utilities:</b>	-
<b>Features:</b>	Elevator		

**Inclusions:** n/a

Wow, what an absolutely gorgeous condo!!! This spectacular unit is totally updated & modern, with thousands of dollars in renovations recently spent to create one of the most hip & stylish homes around! SHOW SUITE CONDITION. This wonderful condo features deluxe laminate hardwood floors, a very bright & open kitchen with raised eating bar, new cabinets & counter tops, a mosaic tile backsplash, stainless steel appliances, and a spacious living room with a sunny south facing balcony. Located in the very popular concrete building THE PALISADES. The complex is extremely well maintained and boasts a very healthy 2.5 million dollar reserve fund. The building features a beautiful indoor salt water pool, sauna, and a large exercise facility. Condo fees include all the basics including electricity. Only steps to the trendy shops & restaurants of 17th Avenue or a 5 min walk to downtown Calgary. THIS IS THE HOME YOU'VE BEEN DREAMING OF...