



303, 728 Country Hills Road NW  
Calgary, Alberta

MLS # A2301147



**\$349,900**

<b>Division:</b>	Country Hills		
<b>Type:</b>	Residential/Low Rise (2-4 stories)		
<b>Style:</b>	Apartment-Single Level Unit		
<b>Size:</b>	926 sq.ft.	<b>Age:</b>	2000 (26 yrs old)
<b>Beds:</b>	1	<b>Baths:</b>	1 full / 1 half
<b>Garage:</b>	Parkade		
<b>Lot Size:</b>	-		
<b>Lot Feat:</b>	-		

<b>Heating:</b>	Baseboard	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Ceramic Tile, Laminate	<b>Sewer:</b>	-
<b>Roof:</b>	-	<b>Condo Fee:</b>	\$ 665
<b>Basement:</b>	-	<b>LLD:</b>	-
<b>Exterior:</b>	Brick, Stucco, Wood Frame	<b>Zoning:</b>	M-C1 d75
<b>Foundation:</b>	-	<b>Utilities:</b>	-
<b>Features:</b>	High Ceilings, Vaulted Ceiling(s)		

**Inclusions:** Freezer

Rare opportunity to own a spacious top-floor unit in the highly sought-after 55+ adult living Sierra's of Country Hills! This bright and airy condo features a large primary bedroom, a generous den, and 1.5 bathrooms, all complemented by stunning vaulted ceilings that enhance the open feel of the home. Enjoy an exceptional lifestyle with access to a wide range of amenities, including an indoor pool, fitness centre, car wash, party room, guest suites, spa/hot tub, workshop, games room with pool tables and shuffleboard, and a quiet library. Ideally located close to shopping, T&T Supermarket, Rexall, Tim Hortons, and many other everyday conveniences. This is a perfect opportunity for those seeking comfort, convenience, and a vibrant community atmosphere. All utilities including A/C are included in the condo fees. This is a quiet unit with a guest suite on the other side of 1 wall and the pool table area below the unit. Newer stove, dishwasher & washer/dryer.