



102, 626 2 Avenue NE  
Calgary, Alberta

MLS # A2303673



**\$199,900**

<b>Division:</b>	Bridgeland/Riverside		
<b>Type:</b>	Residential/Low Rise (2-4 stories)		
<b>Style:</b>	Apartment-Single Level Unit		
<b>Size:</b>	779 sq.ft.	<b>Age:</b>	1977 (49 yrs old)
<b>Beds:</b>	2	<b>Baths:</b>	1
<b>Garage:</b>	Stall		
<b>Lot Size:</b>	-		
<b>Lot Feat:</b>	-		

**Heating:** Baseboard

**Floors:** Vinyl Plank

**Roof:** -

**Basement:** -

**Exterior:** Brick, Concrete, Vinyl Siding

**Foundation:** -

**Features:** No Smoking Home

**Water:** -

**Sewer:** -

**Condo Fee:** \$ 520

**LLD:** -

**Zoning:** M-CG d111

**Utilities:** -

**Inclusions:** None

Fabulous inner city location! A perfect first time buyer or investor unit. Very reasonable condo fees, two bedroom, one bath, insuite laundry, assigned parking stall and storage locker and its CHEAP! The condo has just been freshly painted and has new white oak luxury vinyl plank flooring through out. Being in the vibrant community of Bridgeland, it is walking distance to downtown as well as being super close to some cool shops and restaurants. The community also contains parks, playgrounds and a school. Come and have look before its gone!