



108, 355 5 Avenue NE
Calgary, Alberta

MLS # A2133476



\$299,988

Division:	Crescent Heights		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Low-Rise(1-4)		
Size:	809 sq.ft.	Age:	1977 (47 yrs old)
Beds:	2	Baths:	1 full / 1 half
Garage:	Underground		
Lot Size:	-		
Lot Feat:	-		

Heating: Baseboard

Floors: Laminate

Roof: -

Basement: -

Exterior: Stucco, Wood Frame

Foundation: -

Features: Breakfast Bar, Built-in Features

Water: -

Sewer: -

Condo Fee: \$ 573

LLD: -

Zoning: M-C1

Utilities: -

Inclusions: None

Discover your dream home less than 5 minutes from downtown! This beautifully renovated 2-bedroom, 1.5-bathroom + den apartment in Crescent Heights is priced to sell and offers an exceptional location. Highlights of this well-loved home include: Modern Upgrades: Quartz counters, maple cabinets, built-in wine rack, and cherry laminate flooring with warranty. Bright and Inviting: Enjoy the sunny south porch, perfect for BBQs and entertaining. Flexible Floor Plan: Ideal for working professionals, with room for a bathroom conversion. Convenient Amenities: Underground parking, storage, and in-suite laundry are must-haves. Charming Features: New lighting, built-in shelving, and a cozy fireplace. Walk to work, restaurants, shopping, and Rotary Park with ease. Don't miss out on this fantastic opportunity—come see it today!