



GRASSROOTS
REALTY GROUP

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2004, 220 12 Avenue SE
Calgary, Alberta

MLS # A2136699



\$334,900

Division:	Beltline		
Type:	Residential/High Rise (5+ stories)		
Style:	Apartment		
Size:	595 sq.ft.	Age:	2009 (15 yrs old)
Beds:	1	Baths:	1
Garage:	Parkade, Titled		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard, Fan Coil, Electric, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile, Hardwood	Sewer:	-
Roof:	Rubber	Condo Fee:	\$ 566
Basement:	-	LLD:	-
Exterior:	Brick, Concrete, Metal Siding	Zoning:	DC (pre 1P2007)
Foundation:	-	Utilities:	-
Features:	Breakfast Bar, Chandelier, Closet Organizers		

Inclusions: none

Welcome to "Keynote" where luxury is accentuated by convenience. Venture inside; take it in.... the bright and open floor plan enhances both space and light; floor-to-ceiling windows perfectly frame the surrounding view. Whether you've had a long day or you are looking forward to entertaining, this will be the friend that welcomes you. The kitchen is adorned with granite, stainless steel, loads of cabinets, counters and a breakfast bar that seriously insists that you decompress. The bedroom is a private sanctuary with your magnificent view as the foot stool. The closet is spacious and there is direct access to the full bathroom. The attached bathroom is dressed in quality finishes, including a sleek vanity and a bathtub/shower combination. Residents of the Keynote 1 building enjoy access to a range of amenities that cater to the luxurious. The state-of-the-art fitness centre is equipped with top-of-the-line equipment. There is also a residents' lounge and a rooftop patio for relaxing, socializing, and soaking in "just a little bit more" of the view. Welcome home to "Keynote"!