



GRASSROOTS
REALTY GROUP

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607, 108 13 Avenue NE
Calgary, Alberta

MLS # A2139375



\$350,000

Division:	Crescent Heights		
Type:	Residential/High Rise (5+ stories)		
Style:	High-Rise (5+)		
Size:	628 sq.ft.	Age:	2016 (8 yrs old)
Beds:	1	Baths:	1 full / 1 half
Garage:	Stall, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	In Floor, Natural Gas	Water:	-
Floors:	Carpet, Laminate	Sewer:	-
Roof:	-	Condo Fee:	\$ 428
Basement:	-	LLD:	-
Exterior:	Brick, Concrete, Stone, Stucco	Zoning:	C-COR1 f3.0h23
Foundation:	-	Utilities:	-
Features:	Kitchen Island		

Inclusions: n/a

Welcome to this top-floor one-bedroom plus den unit in the heart of Crescent Heights. This unit is situated at the northwest corner offering splendid views! With soaring 11-foot ceilings, a gourmet kitchen featuring BLUM European Quiet Close Cabinetry, and top-of-the-line stainless steel appliances, this unit is as stylish as it is functional. Step out onto the large balcony to enjoy the amazing views. Included is one indoor titled parking spot. Residents also have access to the amazing rooftop patio offering stunning views of downtown and the mountains. Conveniently located minutes from downtown, public transportation, schools, many fabulous restaurants, and shopping centers, this property offers exceptional value. Book your private viewing with your favorite agent now! ***SEE VIRTUAL TOUR***