



506, 1022 16 Avenue NW
Calgary, Alberta

MLS # A2139467



\$229,900

Division:	Mount Pleasant		
Type:	Residential/High Rise (5+ stories)		
Style:	High-Rise (5+)		
Size:	588 sq.ft.	Age:	1969 (55 yrs old)
Beds:	1	Baths:	1
Garage:	Leased, Stall		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard	Water:	-
Floors:	Ceramic Tile, Laminate, Vinyl Plank	Sewer:	-
Roof:	-	Condo Fee:	\$ 540
Basement:	-	LLD:	-
Exterior:	Brick, Concrete	Zoning:	C-COR1 f5.0h38
Foundation:	-	Utilities:	-
Features:	Granite Counters, Kitchen Island, Open Floorplan, See Remarks, Track Lighting		

Inclusions: N/A

UTILITIES INCLUDED!!! HUGE STORAGE SPACE IN-SUITE!!! 24 FOOT COVERED BALCONY WITH SERENE NORTH FACING VIEWS OF LUSH GREENS! ENJOY THE PRIME LOCATION AND CHARMING BUILDING WITHOUT THE ROAD NOISE!! There's so much to love about this 1 bed 1 bath unit starting with the fact that almost all of the renovations have been completed for you, and just await your final touch. The open concept living/dining space are connected by a large island boasting GRANITE COUNTERTOPS, WHITE CUPBOARDS AND STAINLESS STEEL APPLIANCES. Track lighting modernizes the space and showcases the stunning kitchen renovation beautifully. The bedroom has new LUXURY VINYL PLANK FLOORING and plenty of room for a KING bed and furnishings. The unit also has its own European Washer/Dryer Combo and the building has an extra laundry space for residents. Finally, let's talk about the highly coveted Mount Pleasant location with mere STEPS TO SAIT, amenities, eateries, and mass transit infrastructure. Move in and avoid dorm living or start your investment portfolio with this incredible and unbeatable unit!