



**G1, 835 19 Avenue SW
Calgary, Alberta**

MLS # A2140840



\$249,900

Division:	Lower Mount Royal		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Low-Rise(1-4)		
Size:	764 sq.ft.	Age:	1979 (45 yrs old)
Beds:	1	Baths:	1
Garage:	Assigned, Enclosed, Plug-In, Secured, Stall		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard	Water:	-
Floors:	Vinyl Plank	Sewer:	-
Roof:	-	Condo Fee:	\$ 651
Basement:	-	LLD:	-
Exterior:	Brick, Stucco, Wood Frame	Zoning:	M-C2
Foundation:	Poured Concrete	Utilities:	-
Features:	Built-in Features, Kitchen Island, No Animal Home, No Smoking Home, Recessed Lighting, Separate Entrance		
Inclusions:	N/A		

OPEN HOUSE Saturday June 15, 1:30 - 3:30 PM. Walk Out Corner unit condo! Updated throughout including open concept kitchen with island, pot lights and ample counter space and cabinets. Luxury Vinyl Plank flooring throughout and Built in Cordless Cellular Window coverings throughout. Bright and Modern bathroom. Huge Bedroom with two large windows, custom built in desk and shelves, and modern built in headboard. Ensuite Washer and Dryer, Ensuite storage area and separate secured storage Locker. Enclosed and secured parking with electric plug in. Walkout your own private entrance to all the amenities of 17th Ave SW. Please note size of unit is based on it being above grade. This unit is located below grade level.