



202, 2124 17 Street SW
Calgary, Alberta

MLS # A2142641



\$389,900

Division:	Bankview		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Low-Rise(1-4)		
Size:	947 sq.ft.	Age:	2008 (16 yrs old)
Beds:	2	Baths:	2
Garage:	Assigned, Heated Garage, Parkade		
Lot Size:	-		
Lot Feat:	-		

Heating:	In Floor, Fireplace(s), Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile, Vinyl Plank	Sewer:	-
Roof:	-	Condo Fee:	\$ 640
Basement:	-	LLD:	-
Exterior:	Aluminum Siding , Stucco, Wood Frame	Zoning:	M-C2
Foundation:	-	Utilities:	-
Features:	Ceiling Fan(s), Elevator, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Soaking Tub, Track Lighting		

Inclusions: Ceiling Fans AS IS

Welcome to Flat 17!! This modern boutique style condo building has only 8 units and is located on a quiet treed lined street in Bankview - very close to shopping, public transit, restaurants and all the bustling life 17th Avenue has to offer. This unit features a functional open floor plan and a large kitchen with stainless steel appliances, mosaic tile backsplash, tons of maple cabinets, granite countertops and island over looking the main living space, dining area and fireplace with architectural surround. Huge 6x6 picture window and spacious balcony (with gas hook up) have great east facing treelined downtown views. The primary bedroom has ample closet space and its own 4 piece en-suite, the second bedroom and bathroom are on the opposite end of the unit perfect for guests or a home office. This unit also features ensuite laundry, new plank flooring, a large separate storage locker and heated secure U/G parking. This building is quiet, stylish, shows pride of ownership and is very well managed - all in a an excellent location.