



**GRASSROOTS**  
REALTY GROUP

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320, Building 7180 80th Avenue  
Calgary, Alberta

MLS # A2145929



**\$255,000**

<b>Division:</b>	Saddle Ridge		
<b>Type:</b>	Residential/Low Rise (2-4 stories)		
<b>Style:</b>	Low-Rise(1-4)		
<b>Size:</b>	575 sq.ft.	<b>Age:</b>	2013 (11 yrs old)
<b>Beds:</b>	1	<b>Baths:</b>	1
<b>Garage:</b>	Underground		
<b>Lot Size:</b>	-		
<b>Lot Feat:</b>	-		

<b>Heating:</b>	Natural Gas, Other	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Hardwood	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	\$ 309
<b>Basement:</b>	-	<b>LLD:</b>	-
<b>Exterior:</b>	Stone, Vinyl Siding, Wood Frame	<b>Zoning:</b>	M-2
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	See Remarks		

**Inclusions:** N/a

Quit renting and get your own apartment! In front of you, a spacious main room opening up onto an corner balcony. Turning to your left, an ELEGANT KITCHEN with STAINLESS APPLIANCES & STONECOUNTERTOPS. With a BEDROOM & BATH, what perfect affordable home for a single or couple. No need to scratch off snow, use HEATED UNDERGROUND PARKING instead.