



208, 315 3 Street SE
Calgary, Alberta

MLS # A2150089



\$289,900

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|------------------|------------------------------------|---------------|-------------------|
| Division: | Downtown East Village | | |
| Type: | Residential/High Rise (5+ stories) | | |
| Style: | Apartment | | |
| Size: | 590 sq.ft. | Age: | 2009 (15 yrs old) |
| Beds: | 1 | Baths: | 1 |
| Garage: | Parkade | | |
| Lot Size: | - | | |
| Lot Feat: | - | | |

| | | | |
|--------------------|---|-------------------|--------|
| Heating: | Baseboard | Water: | - |
| Floors: | Laminate, Tile | Sewer: | - |
| Roof: | - | Condo Fee: | \$ 391 |
| Basement: | - | LLD: | - |
| Exterior: | Concrete, Stucco | Zoning: | CC-ET |
| Foundation: | - | Utilities: | - |
| Features: | Granite Counters, Open Floorplan, Soaking Tub | | |

Inclusions: all furniture

Excellent one bedroom (corner unit) condo with titled underground parking conveniently located in East Village, close to shopping, transit, restaurants, theater & Calgary's expansive river pathway system. Enjoy the open design floor plan with a functional kitchen & great room area accommodating a dining area as well as a sitting area. There is an nook area, perfect for your home office. The large windows fill the unit with abundant natural light. The covered patio is superb for your outdoor enjoyment. The primary bedroom has full size closet with organizers. This home is complete with a washer/dryer closet & 4 piece bath with soaker tub. Riverfront Pointe also offers amenities including a fitness center on main level which leads to the outdoor courtyard. This condo is a must to view for anyone interested in residing in the downtown core.