



326, 2727 28 Avenue SE
Calgary, Alberta

MLS # A2151465



\$274,900

Division:	Dover		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment		
Size:	701 sq.ft.	Age:	2009 (15 yrs old)
Beds:	2	Baths:	1
Garage:	Enclosed, Garage Door Opener, Parkade, Secured, Titled, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Hot Water, Natural Gas	Water:	-
Floors:	Carpet, Tile, Vinyl	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 441
Basement:	-	LLD:	-
Exterior:	Stone, Stucco, Vinyl Siding, Wood Frame	Zoning:	DC (pre 1P2007)
Foundation:	-	Utilities:	-
Features:	Built-in Features		

Inclusions: Furniture and decor may be negotiable!

Step into this bright and inviting home, offering 700 square feet of living space. This unit features 2 bedrooms, 1 full bathroom, a convenient titled underground heated parking stall and storage locker. As you enter, you'll notice an abundance of natural light and an excellent layout, with the open floor plan connecting the living spaces seamlessly. The kitchen is elegantly designed with rich cabinetry, stainless steel appliances and a raised eating bar for easy entertaining. The living room is filled with sunlight and opens up to a nice south-facing balcony overlooking the courtyard, ideal for relaxing or entertaining. It also has a sleek built-in desk, blending style and function. The master bedroom includes a large walk-in closet that leads to a 4-piece ensuite. The second bedroom is also filled with natural light and offers plenty of space. This complex is well-run and pet-friendly, with a beautifully landscaped courtyard, walking paths and gazebo. Conveniently located with easy access to Deerfoot Tr and Barlow Tr, Inglewood Golf Course, schools, pathways and shopping. And only 10 minutes from downtown! Don't miss out on this fantastic opportunity. Schedule your viewing today!