



204, 6825 centre Street NW
Calgary, Alberta

MLS # A2152136



\$209,500

Division:	Huntington Hills		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Low-Rise(1-4)		
Size:	672 sq.ft.	Age:	1983 (41 yrs old)
Beds:	2	Baths:	1
Garage:	Stall, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Hot Water	Water:	-
Floors:	Carpet, Laminate	Sewer:	-
Roof:	-	Condo Fee:	\$ 509
Basement:	-	LLD:	-
Exterior:	Wood Frame	Zoning:	RM-4
Foundation:	-	Utilities:	-
Features:	Laminate Counters, No Smoking Home, Pantry		

Inclusions: nil

his property listing emphasizes several appealing features: 1. ****Price and Condo Fee****: The two-bedroom apartment is priced at \$209500, with a monthly condo fee of \$509 that includes heat, water, insurance, maintenance of the exteriors and structure, management of the building, etc. 2. ****Prime Location****: - 2 blocks to local amenities such as the library, swimming pool, skating/hockey rec center, and a superstore. - Walking distance to multiple schools: John A. Macdonald, John Diefenbaker, and St. Helena. 3. ****Apartment Features****: - East-facing with abundant natural light. - Spacious, open-plan layout designed for entertaining. - Bright living room that opens to a formal dining room. - A good-sized kitchen with a walk-in pantry. - Two large bedrooms. - A 4-piece main bathroom. - In-suite laundry room. - One assigned parking space. 4. ****Accessibility****: Easy access to major routes (Deerfoot Trail, 14 Street, and McKnight Blvd) and the airport. 5. Occupied by tenants with month to month lease. Rent is \$1250.