



212, 647 1 Avenue NE
Calgary, Alberta

MLS # A2152281



\$279,900

Division:	Bridgeland/Riverside		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment		
Size:	836 sq.ft.	Age:	1981 (43 yrs old)
Beds:	2	Baths:	1
Garage:	Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard	Water:	-
Floors:	Laminate	Sewer:	-
Roof:	-	Condo Fee:	\$ 674
Basement:	-	LLD:	-
Exterior:	Stucco, Wood Frame	Zoning:	MU-2 f4.0h22
Foundation:	-	Utilities:	-
Features:	Granite Counters, No Smoking Home, Open Floorplan		

Inclusions: N/A

Welcome home to your modern and tastefully updated Inner-City 2-Bed/1-Bath condo, with underground parking, and a quiet North Facing Patio in the desirable community of Bridgeland! The fully equipped kitchen with ALL APPLIANCES INCLUDED, opens to the MASSIVE LIVING ROOM which steps out to a huge COVERED BALCONY that is one of the biggest in the building, and looks over a well kept green space and quiet street. The Master bedroom is complete with a WALK-IN CLOSET which leads to a cheater 4-piece bathroom with tile to ceiling tub surround. Down the hall is the SECOND BEDROOM and IN-SUITE LAUNDRY room with extra storage. This spectacular condo is a short walk to downtown (for those who enjoy walking to work), the LRT, Murdoch Park, Bridgeland Community Association, Community Garden, Bow River, Lukes, Phil and Sebastian for your morning coffee, Village Ice Cream for those hot summer days, Bridgeland market for your daily groceries, and all the amenities Bridgeland's has to offer. Just move in and enjoy your new Inner-City Bridgeland Lifestyle. And did I mention this is a Pet friendly building with board approval for Cats & Dogs up to a Max of 2. View this home today, before it's gone!!!