



**101, 108 Edgeridge Terrace NW
Calgary, Alberta**

MLS # A2175229



\$359,900

Division:	Edgemont		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment		
Size:	922 sq.ft.	Age:	1999 (25 yrs old)
Beds:	2	Baths:	2
Garage:	Heated Garage, Parkade, Stall, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating: Boiler, Natural Gas

Floors: Carpet, Laminate

Roof: -

Basement: -

Exterior: Mixed

Foundation: -

Features: Breakfast Bar, Kitchen Island, No Animal Home, No Smoking Home, Separate Entrance

Water: -

Sewer: -

Condo Fee: \$ 719

LLD: -

Zoning: M-C1

Utilities: -

Inclusions: N/A

Welcome to 108 Edgeridge Terrace NW, #101. This beautiful and spacious two-bedroom, two-bathroom condo is ideally situated in the walkable community of Edgemont, close to ravines and pathways, nature is right at your doorstep. This west-facing end unit is flooded with natural light, offering both privacy and a bright, open atmosphere. The kitchen features a modern design with an island—perfect for preparing meals or casual dining. Recent updates include new flooring and appliances, making this home move-in ready. Step out onto your private patio, which opens directly onto the common green space, ideal for enjoying a morning coffee or relaxing outdoors. Conveniently located near grocery stores, coffee shops, restaurants, and numerous amenities, everything you need is just a short walk away. With easy access to nearby ravines and pathways, this condo offers a blend of city living and natural beauty. This is a rare opportunity to own a bright, well-maintained condo with a titled underground stall in a desirable location. Don't miss out—schedule your private tour today!