



**19, 4915 8 Street SW**  
**Calgary, Alberta**

**MLS # A2185690**



**\$314,900**

<b>Division:</b>	Britannia		
<b>Type:</b>	Residential/Low Rise (2-4 stories)		
<b>Style:</b>	Apartment		
<b>Size:</b>	715 sq.ft.	<b>Age:</b>	1957 (68 yrs old)
<b>Beds:</b>	1	<b>Baths:</b>	1
<b>Garage:</b>	Assigned, Stall		
<b>Lot Size:</b>	-		
<b>Lot Feat:</b>	-		

<b>Heating:</b>	Baseboard	<b>Water:</b>	-
<b>Floors:</b>	Ceramic Tile, Hardwood	<b>Sewer:</b>	-
<b>Roof:</b>	-	<b>Condo Fee:</b>	\$ 578
<b>Basement:</b>	None	<b>LLD:</b>	-
<b>Exterior:</b>	Brick, Stucco, Wood Frame	<b>Zoning:</b>	M-C1
<b>Foundation:</b>	-	<b>Utilities:</b>	-
<b>Features:</b>	Built-in Features, Open Floorplan		

**Inclusions:** N/A

Discover this beautifully updated 1-bedroom condo in the highly sought-after neighborhood of Britannia, where contemporary design meets an unbeatable location. Inside, the open-concept layout is enhanced by original rich hardwood floors and oversized windows that bathe the space in natural light, creating a warm and inviting ambiance. The stylish kitchen is a standout, boasting sleek two-tone cabinetry, stainless steel appliances, ample workspace for culinary creativity, and a charming window over the sink. The spacious bedroom is both sophisticated and cozy, featuring a striking dark feature wall and ample closet space. The updated bathroom is a design gem, complete with bold wallpaper accents, a modern dark vanity, a deep tub, and contemporary light fixtures that bring the space to life. With in-suite laundry, a same-floor storage locker and assigned parking, this condo offers the perfect blend of style, convenience, and urban living. Whether you're hosting guests or enjoying a quiet night in, this home offers space and charm. Nestled in one of Calgary's most prestigious areas, you are steps away from Britannia Plaza's boutique shops, trendy restaurants, and convenient grocery stores. Just around the corner, you'll find the Britannia Ridge with river views and a serene dog park, perfect for outdoor enthusiasts.