



205, 476 14 Street NW
Calgary, Alberta

MLS # A2196457



\$334,900

Division:	Hillhurst		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment		
Size:	645 sq.ft.	Age:	2010 (15 yrs old)
Beds:	1	Baths:	1
Garage:	Underground		
Lot Size:	-		
Lot Feat:	Corner Lot		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Ceramic Tile, Laminate	Sewer:	-
Roof:	-	Condo Fee:	\$ 258
Basement:	-	LLD:	-
Exterior:	Brick, Stucco	Zoning:	C-COR1
Foundation:	-	Utilities:	-
Features:	Granite Counters		

Inclusions: N/A

LOCATION, LOCATION, LOCATION!!! As it a End unit on the West side of the building it has windows which give it a lot of natural light. Enjoy an open lay out with upgraded finishing's such as granite counter tops throughout, stainless steel appliances, new high end laminate flooring, triple pane windows, in suite laundry, central ac, titled underground (secured) parking and separate storage unit. The unit has a good sized primary bedroom, 4 piece bathroom, functional kitchen with plenty of cabinet and counter space and an open flex area which lends itself well as either a dining room, living room or study. Enjoy the warm summer days on the oversized patio! This location is hard to beat! Walking distance to a wide array of grocery stores, shops, pubs, restaurants, parks, swimming pools, all levels of school, SAIT, C-train stations, transit, down town, the river and much much more! To top it all off it has low condo fees \$258/month!!!