

109, 3719B 49 Street NW
Calgary, Alberta

MLS # A2163865



\$298,888

Division:	Varsity		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment		
Size:	1,008 sq.ft.	Age:	1978 (46 yrs old)
Beds:	2	Baths:	1
Garage:	Assigned, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating: Baseboard, Natural Gas

Floors: Laminate, Vinyl Plank

Roof: Rolled/Hot Mop

Basement: -

Exterior: Stucco, Wood Frame, Wood Siding

Foundation: -

Features: No Animal Home, No Smoking Home, Storage

Water: -

Sewer: -

Condo Fee: \$ 679

LLD: -

Zoning: M-C2

Utilities: -

Inclusions: none

Immediate possession in this Fantastic sought after Complex across from Market Mall close to University, transit & parks & pathways! Adult building (25+) 1000 sq.f.t 2 bedroom main floor unit with large private patio area! Updated with Hardwood style laminate, baseboards, trim doors, & full 4 pce. bathroom! Big Foyer off large in unit storage along with large additional storage locker. Huge bedrooms with bay windows. Immaculate unit East facing oversized bright private patio off Big living room with Stone wood burning fireplace! Open plan with good sized dining room off updated kitchen with stainless steel appliances. Underground heated parking & great amenities with gorgeous library rec. room & exercise room. A Beautiful turn key Home!