

103, 1712 38 Street SE
Calgary, Alberta

MLS # A2173083



\$175,000

Division:	Forest Lawn		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment		
Size:	581 sq.ft.	Age:	1981 (43 yrs old)
Beds:	1	Baths:	1
Garage:	Parkade, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard	Water:	-
Floors:	Ceramic Tile, Vinyl Plank	Sewer:	-
Roof:	-	Condo Fee:	\$ 479
Basement:	-	LLD:	-
Exterior:	Brick, Stucco, Wood Frame	Zoning:	M-C1
Foundation:	-	Utilities:	-
Features:	Ceiling Fan(s), Closet Organizers, Laminate Counters, Open Floorplan		

Inclusions: All furniture in property

Welcome to a great turnkey 1-bedroom, 1-bathroom apartment close to all major stores and the best restaurants around the corner! This unique and stylish property is located just under 15 minutes from downtown. Many buses are available right at your corner. It has one underground parking spot with the extra option of free street parking. Convenience with an ensuite washer/dryer unit in the extra room. Feeling like having a drink with a friend? Your private, cozy balcony is the perfect spot! Enjoy your favourite shows on your brand new 50in smart TV and entertainment unit. The bathroom has been fully upgraded with new toilet, LED mirror, lights and shower components. Perfect for investors and newcomers as all brand new furniture is included. This is a truly one-of-a-kind artwork piece, a move-in ready opportunity!