

105, 360 Harvest Hills Common NE  
Calgary, Alberta

MLS # A2182717



**\$255,000**

<b>Division:</b>	Harvest Hills		
<b>Type:</b>	Residential/Low Rise (2-4 stories)		
<b>Style:</b>	Low-Rise(1-4)		
<b>Size:</b>	563 sq.ft.	<b>Age:</b>	2019 (5 yrs old)
<b>Beds:</b>	1	<b>Baths:</b>	1
<b>Garage:</b>	Stall		
<b>Lot Size:</b>	-		
<b>Lot Feat:</b>	-		

<b>Heating:</b>	Baseboard, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Ceramic Tile, Vinyl	<b>Sewer:</b>	-
<b>Roof:</b>	Tar/Gravel	<b>Condo Fee:</b>	\$ 324
<b>Basement:</b>	-	<b>LLD:</b>	-
<b>Exterior:</b>	Brick, Cement Fiber Board, Wood Frame, Wood Siding	<b>Zoning:</b>	M-1
<b>Foundation:</b>	-	<b>Utilities:</b>	-
<b>Features:</b>	High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, Storage		

**Inclusions:** Furnishings are being sold, to be negotiated SEPARATE from pricing of unit.

CONVENIENT LOCATION | PERFECT FOR FIRST-TIME HOMEBUYER & INVESTOR | PERFECT 1 BEDROOM UNIT IN HARVEST HILLS | Welcome to this beautifully maintained one-bedroom, one-bathroom condo in the desirable community of Harvest Hills! This charming unit offers a perfect blend of comfort and convenience, ideal for first-time buyers, those looking to downsize, or your first investment property. Step inside to a bright, open-concept living space with modern finishes which has been well-maintained. The kitchen features well-kept cabinetry, modern appliances, and plenty of counter space for all your cooking needs. The living room is perfect for relaxing or entertaining, and integrates seamlessly to the outdoor balcony. The primary bedroom is a peaceful retreat, with ample closet space and enough room for your furnishings. The adjacent full bathroom is clean, functional, and features modern fixtures. Additional highlights of this condo include in-suite laundry for added convenience, a private balcony for outdoor relaxation, in-suite air conditioning, and well-maintained common areas that enhance the overall living experience. The building is located in a quiet, family-friendly neighborhood with easy access to nearby parks, shopping, dining, and public transit. Only a few minutes away from Country Hills Blvd, Deerfoot Trail, and Stoney Trail for convenience across the city, not to mention the Calgary international airport is only 10 mins away! This turn-key home is a must-see for those looking for a well-maintained property in an established, sought-after location. Don't miss your chance to own this wonderful condo in Harvest Hills!