CORD SPERO #1 RE/MAX

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3124, 1620 70 Street SE
Calgary, Alberta

MLS # A2240548

$235,000

Division:	Applewood Park
Type:	Residential/Low Rise (2-4 stories)
Style:	Apartment-Single Level Unit

Size:	533 sq.ft.	**Age:**	2004 (21 yrs old)
Beds:	1	**Baths:**	1

Garage:	Stall
Lot Size:	-
Lot Feat:	-

Heating:	Baseboard	**Water:**	-
Floors:	Tile, Vinyl	**Sewer:**	-
Roof:	Asphalt Shingle	**Condo Fee:**	$ 378
Basement:	-	**LLD:**	-
Exterior:	Vinyl Siding, Wood Frame	**Zoning:**	M-C2 d116
Foundation:	-	**Utilities:**	-

Features:	Elevator, Laminate Counters, No Animal Home, Vinyl Windows

Inclusions:	None

Beautifully Upgraded 1-Bedroom + Den Condo in Applewood – Pond Views + GlobalFest Fireworks! A fantastic opportunity in Applewood Park—ideal for first-time buyers or investors! This ground-floor unit offers 533 sq ft of bright, functional living space with peaceful pond views right outside your patio door. Featuring 1 bedroom + den, a refreshed 4-piece bathroom with new countertops and added storage, and a stylish kitchen with new countertops, backsplash, and sink. Enjoy upgrades throughout, including sound-reducing flooring underlay, a feature wall, new baseboards, and fresh paint. The private ground-level patio is the perfect spot to unwind, watch ducks on the pond, and enjoy a calm, natural setting—right in your backyard. Best of all, you’ll have direct views of the GlobalFest fireworks from the building—skip the crowds and enjoy one of Calgary’s biggest festivals from the comfort of home! The area comes alive during the summer with Elliston Park just steps away. Includes in-suite laundry, a new dishwasher, and secure building access with monitored cameras. Walking distance to MAX Purple transit, Tim Hortons, and a short drive to East Hills Shopping Centre (Costco, Walmart, Cineplex) and Stoney Trail. Move-in ready with modern upgrades and unbeatable seasonal perks—schedule your private tour today before GlobalFest 2024 lights up the sky!