2A, 80 Galbraith Drive SW
Calgary, Alberta

MLS # A2242412

$275,000

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

Size:	874 sq.ft.	**Age:**	1971 (54 yrs old)
Beds:	2	**Baths:**	1

Garage:	Assigned, Stall
Lot Size:	-
Lot Feat:	-

Heating:	Boiler, Hot Water, Natural Gas	**Water:**	-
Floors:	Ceramic Tile, Vinyl Plank	**Sewer:**	-
Roof:	Asphalt Shingle	**Condo Fee:**	$ 508
Basement:	-	**LLD:**	-
Exterior:	Vinyl Siding, Wood Frame, Wood Siding	**Zoning:**	M-C1 d54
Foundation:	-	**Utilities:**	-
Features:	No Animal Home, No Smoking Home		

Inclusions:	NA

Main Floor Corner Unit in Glamorgan – Ideal Location Located in a quiet, pet-friendly (with board approval) complex, this bright 2-bedroom corner unit offers exceptional value in sought-after Glamorgan. Just steps from Mount Royal University, parks, shopping, and transit, the home features a spacious west-facing living area with updated laminate flooring and a functional kitchen. The 4-piece bathroom includes a newly upgraded vanity, adding a fresh and modern touch. Additional features include in-suite laundry, a separate storage room, and an assigned outdoor parking stall. Move-in ready with room to personalize, this is a fantastic opportunity in a well-established community with excellent local amenities and convenient access to downtown. Don't miss the chance to make this stunning unit your new home!