1309, 4975 130 Avenue SE
Calgary, Alberta

MLS # A2243578

$224,950

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

Size:	573 sq.ft.	**Age:**	2003 (22 yrs old)
Beds:	1	**Baths:**	1

Garage:	Parkade, Titled, Underground
Lot Size:	-
Lot Feat:	-

Heating:	Baseboard, Hot Water, Natural Gas	**Water:**	-
Floors:	Laminate, Linoleum	**Sewer:**	-
Roof:	-	**Condo Fee:**	$ 307
Basement:	-	**LLD:**	-
Exterior:	Vinyl Siding, Wood Frame	**Zoning:**	M-2 d125
Foundation:	-	**Utilities:**	-

Features: Ceiling Fan(s), Laminate Counters, No Animal Home, No Smoking Home

Inclusions: Shelving in Storage/Laundry Room

WELCOME HOME!!...GREAT PRICE/LOCATION...SUPER CLEAN ONE BEDROOM...BRAND NEW LAMINATE FLOORING...TITLED INDOOR PARKING STALL...WALKING DISTANCE TO TONS OF AMENITIES...BETTER HURRY! Perfect starter home...or investment property at SOUTH POINTE condominiums in coveted McKenzie Towne. Surprisingly OPEN layout...plus LARGE (and private!) southwest facing balcony. Great size bedroom is situated right next to the 4 piece bathroom...convenient! All APPLIANCES included in sale price. They're stainless steel...and the dishwasher is brand new! Insuite laundry is another bonus. Washer/dryer included! All this is mere steps away from the popular South Trail shopping area. Walk on over to a variety of restaurants, major retailers, major grocery stores and other essential amenities. Conveniently close to Deerfoot Trail, public transportation and the South Health Campus hospital. A great opportunity!!