

203, 234 5 Avenue NE
Calgary, Alberta

MLS # A2278586



\$214,900

Division: Crescent Heights

Type: Residential/Low Rise (2-4 stories)

Style: Apartment-Single Level Unit

Size: 829 sq.ft. **Age:** 1979 (47 yrs old)

Beds: 2 **Baths:** 1

Garage: Covered, Stall

Lot Size: -

Lot Feat: -

Water: -

Sewer: -

Condo Fee: \$ 700

LLD: -

Zoning: M-CG d72

Utilities: -

Heating: Baseboard, Electric, Natural Gas

Floors: Carpet, Laminate, Tile

Roof: Tar/Gravel

Basement: -

Exterior: Wood Frame, Wood Siding

Foundation: Poured Concrete

Features: See Remarks

Inclusions: n/a

4 Storey Walkup building in the heart of Crescent Heights, just up the hill and overlooking downtown Calgary. This is one of the most beautiful areas in the City with mature trees, parks, restaurants, coffee shops and easy access to the transit system. This 2 bedroom unit has 828 sq', a spacious living room, cozy kitchen, in suite laundry, expansive deck and covered parking. There is only a half flight of stairs up to this unit from the entrance. There is a storage locker on the same floor. Well kept immaculate home. Bike storage and a roof top patio with outstanding city views. Pet friendly complex, 2 dogs or 2 cats or one of each allowed. Off leash park down at the end of the block. One extra Parking pass available from City of Calgary for \$100/mth for street parking, but not where time restrictions are posted.