

309, 2508 17 Street SW
Calgary, Alberta

MLS # A2165883



\$223,000

Division:	Bankview		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Low-Rise(1-4)		
Size:	681 sq.ft.	Age:	1978 (46 yrs old)
Beds:	2	Baths:	1
Garage:	Attached Carport		
Lot Size:	-		
Lot Feat:	-		

Heating:	Boiler	Water:	-
Floors:	Tile, Wood	Sewer:	-
Roof:	-	Condo Fee:	\$ 641
Basement:	-	LLD:	-
Exterior:	Brick	Zoning:	M-C2
Foundation:	-	Utilities:	-
Features:	Open Floorplan		

Inclusions: N/A

Discover the allure of this corner unit on the TOP floor at Bankview Gate, a standout two-bedroom condo nestled in the vibrant heart of Bankview. From your expansive West-facing patio, with great views —ideal for both relaxation and entertaining. Step inside to find a space that’s been thoughtfully updated with modern touches, including new light fixtures and engineered hardwood floors. The extended gallery kitchen adds extra convenience and style to your cooking experience. The building itself features substantial upgrades, such as a new roof, Hardie Board siding, updated railings, and improved mechanical systems, ensuring a comfortable and low-maintenance living environment. Additional perks include a premium covered parking stall, a dedicated storage locker in the basement, and the convenience of no post-tension cables. Enjoy the fantastic location with a community hall, tennis courts, and a large park just moments away. Plus, with a quick 5-minute drive to downtown, this condo is perfect for those who love city living. With its impressive features and attractive pricing, this unit is sure to move quickly. Contact us today to arrange your private showing!