

**605, 370 Dieppe Drive SW  
Calgary, Alberta**

**MLS # A2169686**



**\$359,898**

<b>Division:</b>	Currie Barracks		
<b>Type:</b>	Residential/High Rise (5+ stories)		
<b>Style:</b>	High-Rise (5+)		
<b>Size:</b>	537 sq.ft.	<b>Age:</b>	2024 (0 yrs old)
<b>Beds:</b>	1	<b>Baths:</b>	1
<b>Garage:</b>	Guest, Heated Garage, Titled, Underground		
<b>Lot Size:</b>	-		
<b>Lot Feat:</b>	-		

**Heating:** Baseboard

**Water:** -

**Floors:** Carpet, Tile, Vinyl Plank

**Sewer:** -

**Roof:** Membrane

**Condo Fee:** \$ 247

**Basement:** -

**LLD:** -

**Exterior:** Concrete, Wood Frame

**Zoning:** DC

**Foundation:** -

**Utilities:** -

**Features:** Crown Molding, Kitchen Island, Quartz Counters

**Inclusions:** n/a

**\*READY FOR MOVE-IN\*** One of the the best locations, a Top Floor brand new unit w/ DT views, the 'ROSSO' 1 bed FLOOR PLAN in the Luxury inner city development Quesnay at Currie (PRON. Ke-Nay). Featuring: "Neoclassical Revival" DESIGNER INTERIOR BY AWARD WINNING 'LOUIS DUNCAN HE' | INNER CITY (MINUTES TO DT/WALK TO MRU) | 10ft CEILING | TITLED UNDERGROUND PARKING | All in 'Currie Barracks', a one-of-a-kind historic inner city location. Home to Alexandria park (w/ off leash dog park), enthralled with over 100 years of legacy, over 23 acres of green space creating a vibrant space to live. UPGRADES/FEATURES: 10' ft ceiling, Kitchen cabinets to ceiling, elegant QUARTZ countertops, quartz backsplash, quartz waterfall counters, built in SS appliances, washer/dryer, Built in chic hood-fan, bespoke light fixtures, LVP floor, blinds included, A/C rough ins. 'THE ROSSO floor plan' BOLD designer condo features 1 bed, 1 bath, and spacious 537 sq ft open floor plan to enjoy. Step inside and land in The chefs kitchen which connects seamlessly to the living room, which offers waterfall quartz counters, beautiful cabinetry, built in appliances. The living room is a great size, with wainscoting, and striking crown molding to your full enjoyment of luxury living. The full bathroom features vanity with quartz counters, tiled right to ceiling, wallpaper fitting to the design interior, and tub/shower combo for the shared bath that has a waterfall shower head and wand. The 1 bedroom a great size. Not to mention, you have your own private balcony space to enjoy. Don't forget, you have titled heated underground parking, and lots of visitor parking for friends. Located close to Lincoln Park, the Westmount, ATCO corporate campus, 17 ave shopping/entertainment it makes not only the best place to LIVE, but to BE. Be part of history, in your BOLD

NEW CONDO at 'Quesnay at Currie' Calgary's hottest new development. Being the only unit for quick close available, on the top floor, with DT views in a desirable inner city location, & luxury upgrades this will not last. Book your viewing today before... its gone.