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## 330, 820 89 Avenue SW Calgary, Alberta

## MLS # A2176069



## \$239,900

Division:   Haysboro     Type:   Residential/Low Rise (2-4 stories)     Style:   Apartment     Size:   724 sq.ft.   Age:   1975 (49 yrs old)     Beds:   1   Baths:   1     Garage:   Assigned, Stall   I   Image:     Lot Size:   -   Image:   Image:     Garage:   Assigned, Stall   Image:   Image:     Edseboard   Vater:   -   Image:     Ceramic Tile, Laminate   Sewer:   -   -     Asphalt Shingle   Condo Fee:   \$ 500   -     -   LLD:   -   -     Brick, Concrete, Wood Siding   Zoning:   M-C1     Poured Concrete   Utilities:   -     Granite Counters, No Animal Home, No Smoking Home   -   -					
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Sphalt Shingle Condo Fee: \$ 500   LLD: -   rick, Concrete, Wood Siding Zoning: M-C1   roured Concrete Utilities: -	aseboard		Water:	-	
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Inclusions: N/A

Heating:

Floors:

Roof:

**Basement: Exterior:** 

Foundation:

Features:

Welcome to your retreat in the sought after community of Haysboro! This impressive third floor condo offers 724sqft of space, featuring a spacious bedroom, updated kitchen with stainless steel appliances, granite counters, a cozy dining area, and a large living room perfect for relaxation. Step outside to the newly upgraded balcony overlooking the courtyard. The bedroom provides ample space easily fitting a king-size bed plus additional furniture, while the updated 4-piece bathroom adds to the move-in ready appeal. Enjoy the convenience of a large storage room inside the unit and take advantage of the well-maintained building's amenities including a laundry room, outdoor pool, tennis courts, and sauna. Conveniently located to Elbow Drive, there are plenty of amenities nearby including restaurants, gym, community garden, parks, and playgrounds. An 18-minute walk to the Heritage LRT Station or a 2-minute walk up 89th Ave to catch the bus allows for easy access around the city. This unit also comes with an assigned parking stall. Don't miss out on this opportunity, book your showing today!