

Heating:

Floors:

Roof:

Basement:

Foundation:

Exterior:

Features:



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1408, 10 Prestwick Bay SE Calgary, Alberta

MLS # A2177501



\$319,900

Division:McKenzie TowneType:Residential/Low Rise (2-4 stories)Type:ApartmentSize:846 sq.ft.Age:Size:846 sq.ft.Age:Baths:2007 (17 yrs old)Beds:2Baths:2Garage:Heated Garage, Parties, Stall, Titled, UndergroundLot Size:Lot Feat:Landscaped-Sewer:9-Ceramic Tile, LaminateSewer:9-Condo Feame\$466-LLD:9-LLD:9-Stall, Yinyl Siding, Wood FrameZoning:-Utilities:9					
Style: Apartment Size: 846 sq.ft. Age: 2007 (17 yrs old) Beds: 2 Baths: 2 Garage: Heated Garage, Parkade, Stall, Titled, Underground Lot Size: - - Lot Feat: Landscaped - Ceramic Tile, Laminate Sewer: - - Condo Fee: \$ 466 - LLD: - Brick, Vinyl Siding, Wood Frame Zoning: M-2		Division:	Residential/Low Rise (2-4 stories)		
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Lot Size: - Lot Feat: Landscaped Baseboard Water: - Ceramic Tile, Laminate Sewer: - Condo Fee: \$ 466 LLD: - Baseboard LD: - Baseboard Sewer: - Condo Fee: \$ 466 LLD: - Baseboard Zoning: M-2		Beds:	2	Baths:	2
Lot Feat: Landscaped Baseboard Water: - Ceramic Tile, Laminate Sewer: - Condo Fee: \$ 466 LLD: - Brick, Vinyl Siding, Wood Frame Zoning: M-2		Garage:	Heated Garage, Parkade, Stall, Titled, Underground		
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Ceramic Tile, Laminate Sewer: - Condo Fee: \$ 466 LLD: - Brick, Vinyl Siding, Wood Frame Zoning: M-2		Lot Feat:	Landscaped		
Condo Fee: \$ 466 LLD: - Brick, Vinyl Siding, Wood Frame Zoning: M-2	Baseboard		Water:	-	
LLD: - Brick, Vinyl Siding, Wood Frame Zoning: M-2	Ceramic Tile, Laminate		Sewer:	-	
Brick, Vinyl Siding, Wood Frame Zoning: M-2			Condo Fee	: \$ 466	
			LLD:	-	
Utilities: -	Brick, Vinyl Siding, Wood Frame		Zoning:	M-2	
			Utilities:	-	
Breakfast Bar, Open Floorplan, Storage, Walk-In Closet(s)	3reakfast Bar, Open Floorplan, Storage, Walk-In C	closet(s)			

Inclusions: garage door fob, all window coverings

Move in Ready! This bright, top-floor unit offers 846 sq.ft. of immaculate living space, featuring 2 bedrooms and 2 baths thoughtfully separated by the living area — ideal for roommates. The unit has been meticulously maintained and includes updated laminate and tile flooring throughout (no carpet!). Enjoy an open-concept kitchen and dining area that overlooks the living room, complete with a cozy fireplace. Step outside to a spacious, north-facing balcony where you can take in city views and watch both sunrises and sunsets. The primary bedroom is generously sized and includes a walk-through closet leading to a private ensuite. A second bedroom, additional bathroom, and a laundry room with storage complete this great unit. A titled underground parking stall is also included for added convenience. Low condo fees of \$466.13 per month includes all utilities (water, heat & electric). Located within walking distance of the amenities on 130th Avenue and offering easy access to Deerfoot Trail, this unit is in an ideal location and available for immediate possession!