

**1416, 4641 128 Avenue NE**  
**Calgary, Alberta**

**MLS # A2178419**



**\$374,900**

<b>Division:</b>	Skyview Ranch		
<b>Type:</b>	Residential/High Rise (5+ stories)		
<b>Style:</b>	Apartment		
<b>Size:</b>	911 sq.ft.	<b>Age:</b>	2020 (4 yrs old)
<b>Beds:</b>	2	<b>Baths:</b>	2
<b>Garage:</b>	Additional Parking, Enclosed, Garage Door Opener, Heated Garage, Owned,		
<b>Lot Size:</b>	-		
<b>Lot Feat:</b>	-		

<b>Heating:</b>	Baseboard	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Vinyl Plank	<b>Sewer:</b>	-
<b>Roof:</b>	-	<b>Condo Fee:</b>	\$ 365
<b>Basement:</b>	-	<b>LLD:</b>	-
<b>Exterior:</b>	Concrete, Stucco, Wood Frame	<b>Zoning:</b>	DC
<b>Foundation:</b>	-	<b>Utilities:</b>	-
<b>Features:</b>	Ceiling Fan(s), Elevator, Granite Counters, Kitchen Island, No Smoking Home, Open Floorplan, Vaulted Ceiling(s), Vinyl Windows		

**Inclusions:** N/A

This is the CONDO UNIT you are waiting for!! 2 TITLED Underground HEATED Parking & storage. Welcome to Skyview Landing. This CORNER unit welcomes you with spacious foyer and DEN(could be for your office space or put a daybed for guest) As you go in, the Open concept layout is very inviting, SUNLIGHT is pouring in. Gourmet kitchen houses Diamond Stainless steel appliances and GRANITE counter tops including bathroom vanity. Wow, a granite ISLAND for extra dining space and ease of food preparation. Primary Bedroom is very spacious, have a 3 pc. en-suite and walkthrough closet. The 2nd bedroom is equally spacious adjacent to the Main bathroom. For your Convenience, LAUNDRY in the unit is a bonus. For those Hot summer days, you can INSTALL AC, it's Roughed-In. RARELY a unit comes with 2 titled parking. Yay for No Scraping Snow anymore & have the PEACE OF MIND for not having to park your cars on the road. EXCELLENT LOCATION for School /Daycare/ Transportation. Shops are across the building. Few minutes drive to Cross Iron Mall/Airport/Hospital. FUTURE LRT station for additional transportation. Save money for GYM MEMBERSHIP, they have their own FITNESS centre & no need to worry in finding parking for your guest, this complex has Ample Free Visitor parking. LOW CONDO FEE is a Big Plus. Easy access to Deerfoot, Stoney Trail and Metis Trail. Book your showing now.