

**1, 3511 15 Street SW**  
**Calgary, Alberta**

**MLS # A2180670**



**\$239,000**

<b>Division:</b>	Altadore		
<b>Type:</b>	Residential/Low Rise (2-4 stories)		
<b>Style:</b>	Low-Rise(1-4)		
<b>Size:</b>	833 sq.ft.	<b>Age:</b>	1976 (48 yrs old)
<b>Beds:</b>	2	<b>Baths:</b>	1
<b>Garage:</b>	Assigned, Stall		
<b>Lot Size:</b>	-		
<b>Lot Feat:</b>	-		

<b>Heating:</b>	Baseboard, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Laminate	<b>Sewer:</b>	-
<b>Roof:</b>	Tar/Gravel	<b>Condo Fee:</b>	\$ 447
<b>Basement:</b>	None	<b>LLD:</b>	-
<b>Exterior:</b>	Brick, Concrete	<b>Zoning:</b>	M-C1
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Built-in Features, Granite Counters, No Smoking Home, Open Floorplan, Vinyl Windows		

**Inclusions:** REFRIGERATOR, DISHWASHER, ELECTRIC STOVE.

Discover the charm of Altadore in this desirable two-bedroom condo unit. Featuring one full washroom and one assigned parking stall, this condo unit is perfect for those seeking a comfortable and convenient lifestyle. Located close to all amenities, Marda Loop shopping, schools, transit, parks, and minutes away from Downtown, this condo unit offers the ultimate in urban living. The east-facing unit boasts a bright open floor plan with two generously sized bedrooms and one full washroom. As you enter your new home, you are greeted by a spacious and bright huge living room with a decent-sized dining area. You will love the open concept floor plans, spacious kitchen with a decent amount of cabinetry, and laundry located in the building. Please feel free to connect anytime for your private viewing !