

**1102, 7171 Coach Hill Road SW  
Calgary, Alberta**

**MLS # A2183560**



**\$409,900**

<b>Division:</b>	Coach Hill		
<b>Type:</b>	Residential/Five Plus		
<b>Style:</b>	2 Storey		
<b>Size:</b>	1,034 sq.ft.	<b>Age:</b>	1998 (26 yrs old)
<b>Beds:</b>	2	<b>Baths:</b>	1 full / 1 half
<b>Garage:</b>	Single Garage Attached		
<b>Lot Size:</b>	-		
<b>Lot Feat:</b>	Few Trees, Landscaped, Street Lighting		

**Heating:** In Floor, Natural Gas

**Floors:** Carpet, Laminate

**Roof:** Asphalt Shingle

**Basement:** None

**Exterior:** Brick, Vinyl Siding, Wood Frame

**Foundation:** Slab

**Features:** See Remarks

**Water:** -

**Sewer:** -

**Condo Fee:** \$ 603

**LLD:** -

**Zoning:** M-C1

**Utilities:** -

**Inclusions:** N/A

Welcome to Quintrerra. A unique condo complex that includes beautiful pathways, mature landscaping, water features, and is close to all amenities. The stylishly renovated 1034 sq ft corner unit features an open concept with updated cabinetry and peninsula with breakfast bar and upgraded high-end appliances. Enjoy the spacious dining area and living room highlighted by the new modern flooring. The large patio doors just off the living room leads to an outdoor patio with a BBQ hookup. The carpeted 2nd level boasts 2 spacious bedrooms including the master with a walk-in closet and a large 4 piece bathroom. The unit is complete with an attached single-car garage. Located close to parks, schools, transit, and an easy commute to downtown.. Please note that heat and water are included in the condo fees. The visitor parking is located close to #1102.