



780-978-5674 joshuaboyne@hotmail.com

409, 525 56 Avenue SW Calgary, Alberta

MLS # A2202708



Brick, Vinyl Siding, Wood Frame

\$248,000

Division:	Windsor Park		
Туре:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	848 sq.ft.	Age:	1983 (42 yrs old)
Beds:	2	Baths:	1
Garage:	Assigned, Underground		
Lot Size:	-		
Lot Feat:	-		
	Water:	-	
	Sewer:	-	
	Condo Fee:	\$ 628	
	LLD:	-	
	Zoning:	M-C2	
	Utilities:	-	

Inclusions: Garage Ready Chest Freezer

Open Floorplan

Baseboard

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Hardwood, Tile

Heating:

Floors:

Roof:

Basement:

Foundation:

Exterior:

Features:

Welcome to Unit 409 at 525 56 Ave SW, a spacious top-floor 2-bedroom condo in the heart of Windsor Park. Featuring the largest balcony in the building, this bright and airy unit offers ample living space and natural light. Enjoy the convenience of heated underground parking, a secure storage locker, and a well-managed building in a sought-after inner-city location. Just steps from Chinook Centre, transit, parks, and top dining options, this home is a fantastic opportunity for both homeowners and investors. Don't miss out—schedule your viewing today!