

201, 723 57 Avenue SW
Calgary, Alberta

MLS # A2203965



\$239,900

| | | | |
|------------------|---|---------------|-------------------|
| Division: | Windsor Park | | |
| Type: | Residential/Low Rise (2-4 stories) | | |
| Style: | Apartment-Single Level Unit | | |
| Size: | 828 sq.ft. | Age: | 1982 (43 yrs old) |
| Beds: | 2 | Baths: | 1 |
| Garage: | Assigned, Guest, Heated Garage, Parkade, Secured, Underground | | |
| Lot Size: | - | | |
| Lot Feat: | - | | |

| | | | |
|--------------------|---|-------------------|--------|
| Heating: | Baseboard, Natural Gas | Water: | - |
| Floors: | Ceramic Tile, Laminate | Sewer: | - |
| Roof: | Membrane | Condo Fee: | \$ 527 |
| Basement: | - | LLD: | - |
| Exterior: | Stucco, Wood Frame | Zoning: | M-C2 |
| Foundation: | - | Utilities: | - |
| Features: | Central Vacuum, Storage, Vinyl Windows, Walk-In Closet(s) | | |

Inclusions: Two access fobs

This charming and well-maintained 2-bedroom, 1-bathroom apartment is perfect for mature residents looking for a no hassle lifestyle and the convenience of living in the desired community of Windsor Park. Key features include: Two generous-sized bedrooms with plenty of closet space (Master has a walk-through closet to the bathroom). Bright and airy living room perfect for relaxing or entertaining guests (Balcony was repaired as part of the 2024 project). A full bathroom with tub/shower combo and convenient in-suite storage & laundry. Quiet, pet-free environment for a calm living experience. The apartment is ideally suited for those 40 and older, offering a peaceful setting in a well-established neighborhood. Ideal for individuals or couples looking for a comfortable, low-maintenance lifestyle.