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Century 21 Bamber Realty Ltd
1612 17 Ave SW
Calgary, AB
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#413 1719 9A ST SW, Lower Mount Royal, Calgary, Alberta, T2T 6S3, Canada

MLS®# C4249416



Property Value	\$399,900
Type	Condo
Style	Single Level Unit
Parking	Single Indoor, Heated, Underground
Year Built	2014
Living Area	786 sq.ft.
Bedrooms	2
Bathroom	1 full
Maintenance Fee	\$404.00

Description

Welcome to this sunny top floor loft style 2 bed 1 bath (Jack & Jill ensuite) unit at The Block. You can't beat this corner unit with its downtown views, open floor plan, 15 ft vaulted ceilings, large private patio with views of downtown and west views. This unit is the ultimate place for entertaining with wide plank engineered hardwood floors, in floor heating, parking and a communal courtyard which is used by all of the residents for summer BBQ's and games. This unit features over 20k of upgrades including air conditioning, upgraded high end appliances - Fisher Paykel gas stove and microwave & bosch dishwasher, hardwood throughout(no carpet), upgraded lighting & under-cabinet lighting, custom closets, blinds package and more. Only ½ block off of everything 17th Avenue has to offer including the newly opened Urban Fare Grocery and Canadian Tire. A very well managed building and this is the first unit of its kind to be sold since the building was completed in 2014. Don't miss out on this unique condo!







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