

330, 707 4 Street NE
Calgary, Alberta

MLS # A2215177



\$305,000

Division:	Renfrew		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	591 sq.ft.	Age:	2013 (12 yrs old)
Beds:	1	Baths:	1
Garage:	Titled, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile, Laminate	Sewer:	-
Roof:	Tar/Gravel	Condo Fee:	\$ 400
Basement:	-	LLD:	-
Exterior:	Brick, Composite Siding, Wood Frame	Zoning:	M-C2
Foundation:	-	Utilities:	-
Features:	High Ceilings, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, Recreation Facilities, Storage, Walk-In Closet(s)		

Inclusions: N/A

Price Reduced again! Welcome to the desirable "NEXT" complex sitting on top of Bridgeland hill. This well maintained 1 bedroom apartment unit boasts a very open and functional floor plan, laminate flooring throughout, gourmet kitchen with stainless steel appliances including a built-in oven and gas stove features quartz countertops, under cabinet lighting, sleek backsplash and plenty of cupboards plus large pantry. Living area offers soaring 9' ceilings and floor to ceiling windows that bring in tons of natural sunlight and city view. Spacious queen size master bedroom features a walk-through closet to the en-suite. Private and sunny east-facing balcony with BBQ gas hook-up facing the quiet street. Two fantastic gyms, bike storage room, car wash bay, dog wash station, visit parking and beautiful courtyard with benches! This unit comes with a titled underground parking stall, an assigned storage locker, in-suite storage and laundry room. Walking distance to restaurants, cafes, stores, downtown core, public transportation and river pathways. Perfect for downtown professionals who are seeking convenient urban lifestyle! Don't miss this opportunity!