

**802, 20 Kincora Glen Park NW
Calgary, Alberta**

MLS # A2224545



\$329,000

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|------------------|---------------------------------------|---------------|------------------|
| Division: | Kincora | | |
| Type: | Residential/High Rise (5+ stories) | | |
| Style: | Apartment-Penthouse | | |
| Size: | 706 sq.ft. | Age: | 2016 (9 yrs old) |
| Beds: | 2 | Baths: | 2 |
| Garage: | Parkade, Secured, Titled, Underground | | |
| Lot Size: | - | | |
| Lot Feat: | - | | |

| | | | |
|--------------------|--|-------------------|--------|
| Heating: | Baseboard | Water: | - |
| Floors: | Carpet, Vinyl Plank | Sewer: | - |
| Roof: | - | Condo Fee: | \$ 425 |
| Basement: | - | LLD: | - |
| Exterior: | Brick, Concrete, Stone | Zoning: | M-2 |
| Foundation: | - | Utilities: | - |
| Features: | Breakfast Bar, Granite Counters, Open Floorplan, Pantry, Walk-In Closet(s) | | |

Inclusions: None

Looking for a home that feels like a step up? This bright and beautiful 2-bedroom, 2-bathroom PENTHOUSE condo with STUNNING VIEWS is precisely what you've been waiting for. Perfect for professionals, small families, roommates, or anyone looking to invest smartly, this top-floor unit in the desirable Kincora community offers comfort, style, and unbeatable value. As you walk in, you're welcomed by a bright, freshly painted interior that makes the space feel open and inviting. The layout is thoughtfully designed for both relaxed living and easy entertaining. The modern kitchen is a highlight, complete with granite countertops, stainless steel appliances, a brand-new dishwasher, and a convenient eating island that's perfect for casual meals or morning coffee. The primary bedroom is a true retreat, featuring a walk-in closet and a private 3-piece ensuite. The second bedroom is spacious, offering ample closet space and flexibility that's great for guests, a roommate, or even a dedicated office. One of the standout features of this home is the private balcony, where you can relax and enjoy the view with ample space for patio furniture, plants, and outdoor dining. And because the building is solid concrete, you'll appreciate the added peace it provides. Additional features include in-suite laundry, a titled heated underground parking stall, and a titled storage unit that adds both convenience and peace of mind. All of this is located in a quiet, established community that puts you close to shopping, restaurants, parks, schools, and major commuting routes. It's the best of both worlds—tranquil living with everything you need just minutes away. Whether you're a first-time buyer, downsizing or adding to your portfolio, this top-floor PENTHOUSE is a RARE find. Come see what elevated living feels like! Don't miss your

chance to own this property!