

2310, 2280 68 Street NE
Calgary, Alberta

MLS # A2293988



\$274,900

Division:	Monterey Park		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	855 sq.ft.	Age:	2003 (23 yrs old)
Beds:	2	Baths:	1
Garage:	Titled, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard	Water:	-
Floors:	Linoleum, Vinyl	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 635
Basement:	-	LLD:	-
Exterior:	Stucco, Wood Siding	Zoning:	M-C1 d74
Foundation:	-	Utilities:	-
Features:	Laminate Counters, No Smoking Home, Open Floorplan		

Inclusions: Main Entrance Fob

2 HEATED PARKING TOP FLOOR UNIT Welcome to bright, updated living in a highly desirable well managed building. This open-concept condo is perched on the top floor, offering privacy and views from expansive balcony. The thoughtfully laid-out interior boasts large living room, a generous dining area, two spacious bedrooms as well as in-unit laundry. The unit comes with 2 titled HEATED underground parking and a PRIVATE storage unit. The Condo Fee includes HEAT, ELECTRICITY & WATER. The building provides peace of mind with key-fob access and security cameras, plus a beautiful community Gazebo and green space for residents. Situated in a prime location, you are within easy walking distance of parks, schools, shopping and public transit. Commuting is a breeze with effortless access to Hwy 1 (16th Ave) and Stoney Trail. A truly exceptional opportunity to secure a spacious, well-maintained home in a vibrant community.