

**228, 35 Aspenmont Heights SW
Calgary, Alberta**

MLS # A2308519



\$399,000

Division:	Aspen Woods		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	935 sq.ft.	Age:	2009 (17 yrs old)
Beds:	2	Baths:	2
Garage:	Parkade, Titled, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard	Water:	-
Floors:	Carpet, Ceramic Tile	Sewer:	-
Roof:	-	Condo Fee:	\$ 643
Basement:	-	LLD:	-
Exterior:	Mixed, Wood Frame	Zoning:	DC (pre 1P2007)
Foundation:	-	Utilities:	-
Features:	Built-in Features, Closet Organizers, Granite Counters, High Ceilings		

Inclusions: Electric Fireplace, Portable Air Conditioner

Enjoy the serenity of a mature forest and picturesque pond from your private covered deck. This upgraded unit features high ceilings, a well-designed kitchen with granite countertops, stainless steel appliances, and ample built-in storage in the closets and pantry. The primary suite includes a walk-through closet and a four-piece bathroom, while the second bedroom is located on the opposite side with a three-piece bathroom featuring an upgraded sliding glass shower door. Additional amenities include a fitness center, titled heated underground parking, and assigned storage. Valmont at Aspen Stone is conveniently situated near the various cafes, restaurants, and shops of Aspen Landing, as well as numerous dining options on 85th street. Stoney Trail, just five minutes away, provides easy access to the rest of the city and a quick getaway to the mountains. Book your showing today!!!