

2305, 604 8 Street SW
Airdrie, Alberta

MLS # A2312549



\$214,900

Division:	Downtown		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	866 sq.ft.	Age:	2002 (24 yrs old)
Beds:	2	Baths:	2
Garage:	Heated Garage, Parkade, Secured, Titled, Underground		
Lot Size:	0.02 Acre		
Lot Feat:	-		

Heating:	Baseboard, Hot Water	Water:	-
Floors:	Carpet, Linoleum	Sewer:	-
Roof:	-	Condo Fee:	\$ 573
Basement:	-	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	DC-7
Foundation:	-	Utilities:	-
Features:	Ceiling Fan(s), Chandelier, Closet Organizers, Laminate Counters, Open Floorplan, Soaking Tub		

Inclusions: None

Bright & spacious 2 bedroom, 2 full bath top floor unit! The open plan presents a living room with cozy corner fireplace, casual dining area & kitchen with ample counter & storage space. The primary bedroom features a walk-thru closet to a private 4 piece ensuite. The additional bedroom & 4 piece bath are ideal for guests. Other notable features include convenient in-suite laundry, a north facing balcony & one titled underground parking stall. Centrally located close to shopping, schools, parks, restaurants & cafes plus easy access to Yankee Valley Blvd & the QE II for a quick commute to the city. Immediate possession is available!