

202, 2734 17 Avenue SW
Calgary, Alberta

MLS # A2315023



\$215,000

Division:	Shaganappi		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	703 sq.ft.	Age:	1976 (50 yrs old)
Beds:	2	Baths:	1
Garage:	Off Street, Stall		
Lot Size:	-		
Lot Feat:	-		

Heating:	Combination, Forced Air	Water:	-
Floors:	Tile, Vinyl Plank	Sewer:	-
Roof:	-	Condo Fee:	\$ 587
Basement:	-	LLD:	-
Exterior:	Metal Siding , Wood Frame, Wood Siding	Zoning:	MU-1 f4.5h22
Foundation:	-	Utilities:	-
Features:	See Remarks		

Inclusions: N/A

Location, location, location. This renovated condo at Glencoe Terrace is an exceptional investment or first time home buyer property in one of Calgary's most sought-after communities. Kitchen features granite countertops and tile backsplash (2011), bathroom refreshed in 2017, and fresh paint throughout. With 2 bedrooms and 2 bathrooms in 946 sq ft, it's perfectly sized for renters or first-time buyers. Steps from shopping, dining, and transit. Assigned parking and reasonable condo fees make this a smart investment play.