

**1204, 570 Silverton Street SW
Calgary, Alberta**

MLS # A2323993



\$335,296

Division:	Silverado		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	711 sq.ft.	Age:	2026 (0 yrs old)
Beds:	2	Baths:	2
Garage:	Heated Garage, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard	Water:	-
Floors:	Vinyl Plank	Sewer:	-
Roof:	-	Condo Fee:	\$ 425
Basement:	-	LLD:	-
Exterior:	Composite Siding, Stone	Zoning:	TBD
Foundation:	Poured Concrete	Utilities:	-
Features:	Closet Organizers, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry		

Inclusions: None

Pre-selling and slated for first occupancies in late 2027 **FIRST TIME HOME BUYERS NEW HOME GST REBATE AVAILABLE!!**
 Welcome to Unit C at Metro One, a thoughtfully designed two-bedroom, two-bathroom home offering approximately 711 square feet of comfortable, modern living space. This well-planned layout is both functional and inviting, making it a rare opportunity in a development with limited availability. Situated in Calgary's desirable southwest, this residence is tailored for lifestyle-focused buyers, downsizers, and remote professionals seeking a refined yet practical home environment. The interior reflects Metro One's signature design approach, blending contemporary finishes with purposeful features that enhance everyday living. Inside the unit, a spacious walk-in laundry room provides ample additional storage, complemented by a stylish barn door that maximizes space efficiency while adding a distinctive design element. The modern L-shaped kitchen is both attractive and highly functional, complete with a full island and a built-in table that creates a natural space for casual dining or entertaining. A walk-in pantry ensures that kitchen storage remains organized and easily accessible. The primary bedroom includes a private ensuite featuring a fully tiled shower, offering a clean and polished retreat. Air conditioning adds year-round comfort, ensuring the home remains enjoyable in every season. This unit also includes heated underground parking and dedicated storage, providing everyday convenience and peace of mind. Unit C is ideally suited for couples or individuals seeking a spacious and stylish home, downsizers looking for comfort without sacrificing quality, and remote professionals who benefit from additional space for work or guests. It also presents an excellent opportunity for investors pursuing a

high-demand, low-maintenance rental property. With its balanced layout, modern finishes, and carefully considered features, Unit C represents a compelling opportunity for those seeking comfort, functionality, and long-term value in Calgary's southwest. Contact us to book your private showing!