

4101, 16969 24 Street SW
Calgary, Alberta

MLS # A2337516



\$310,000

Division:	Bridlewood		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	973 sq.ft.	Age:	2008 (18 yrs old)
Beds:	2	Baths:	2
Garage:	Stall, Titled, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard, Natural Gas	Water:	-
Floors:	Ceramic Tile, Laminate	Sewer:	-
Roof:	-	Condo Fee:	\$ 662
Basement:	-	LLD:	-
Exterior:	Concrete, Vinyl Siding, Wood Frame	Zoning:	M-1 d75
Foundation:	-	Utilities:	-
Features:	Breakfast Bar, Chandelier, No Smoking Home, Quartz Counters, Storage, Track Lighting, Walk-In Closet(s)		
Inclusions:	None		

Welcome to this bright and inviting 2-bedroom, 2-bathroom ground-floor corner condo in the established community of Bridlewood. With windows on two sides, this corner unit is filled with natural light and offers a comfortable, functional layout throughout. The spacious living room provides plenty of room to relax or entertain and opens directly onto a large patio, creating an excellent extension of the living space for morning coffee, outdoor dining or enjoying the warmer months. The kitchen offers ample cabinetry and workspace, with a dining area conveniently positioned nearby. The primary bedroom features its own ensuite, while the second bedroom is well suited for guests, a home office or additional living space. A second full bathroom adds convenience for both residents and visitors. Located in Bridlewood, you are close to parks, pathways, schools, shopping, transit and everyday amenities, with easy access to major routes throughout southwest Calgary. The unit also includes underground parking, adding everyday convenience through every season. A bright corner unit, two bedrooms, two full bathrooms and a generous patio an easy, low-maintenance way to enjoy life in Bridlewood.