

1109, 1010 Arbour Lake Road NW
Calgary, Alberta

MLS # A2351612



\$375,000

Division:	Arbour Lake		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	989 sq.ft.	Age:	1999 (27 yrs old)
Beds:	2	Baths:	2
Garage:	Stall, Titled, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	In Floor	Water:	-
Floors:	Carpet, Laminate, Linoleum	Sewer:	-
Roof:	-	Condo Fee:	\$ 648
Basement:	-	LLD:	-
Exterior:	Vinyl Siding	Zoning:	M-C1
Foundation:	-	Utilities:	-
Features:	Breakfast Bar, Ceiling Fan(s), French Door, Kitchen Island		

Inclusions: None

Experience outstanding condo living in Calgary's desirable Arbour Lake. Stonecroft at Arbour Lake is a premier 55+ community designed for active adults who appreciate comfort, convenience, and a welcoming atmosphere. This beautifully appointed apartment offers a rare opportunity to reside within a low-rise structure, boasting a single level unit that maximizes space and flow. Step inside to find a luminous main level finished area spanning 989 square feet, characterized by beautiful laminate flooring that seamlessly connects the open floor plan. A warm welcome awaits in the south facing living room, adorned with large windows that frames the gas fireplace. Beyond relaxation, the thoughtfully designed kitchen is equipped with a kitchen island/breakfast bar. Two bedrooms provide comfortable accommodations, including a primary suite complete with a three-piece ensuite bath, offering privacy and convenience. The third space could be used for a sitting area or home office, catering to your evolving needs. Enjoy the convenience of laundry within your unit, along with access to the building's secure underground parking that includes 1 titled parking space and bicycle storage. The complex offers a fitness center, party room, and guest suite—all within a community enhanced by sidewalks, streetlights, playgrounds, schools, shopping, and park spaces. Arbour Lake community offers a pristine lake, neighborhood parks, mountain views, a regional bike and walkway path and an active community association organizing many events through-out the year. Schedule your showing today!!