587-899-3773
justin@realtyaces.ca

420, 26 Val Gardena View SW Calgary, Alberta

MLS # A2354269

$255,000

Division:	Springbank Hill		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	633 sq.ft.	**Age:**	2008 (18 yrs old)
Beds:	1	**Baths:**	1
Garage:	Garage Door Opener, Heated Garage, Oversized, Titled, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard	**Water:**	-
Floors:	Carpet, Vinyl Plank	**Sewer:**	-
Roof:	Asphalt Shingle	**Condo Fee:**	$ 422
Basement:	-	**LLD:**	-
Exterior:	Stone, Stucco, Wood Frame	**Zoning:**	M-1
Foundation:	-	**Utilities:**	-
Features:	Closet Organizers, No Animal Home, No Smoking Home, Stone Counters, Walk-In Closet(s)		

Inclusions: None

This stunning, extensively upgraded, top-floor condo in desirable Springbank Hill features a perfectly designed living space, a spacious primary bedroom, custom California Closets, quartz countertops, a marble backsplash and Bosch appliances. Enjoy luxury vinyl plank flooring, new bedroom carpet, fresh paint, a commercial-size washer and dryer, and a private balcony. Includes titled heated underground parking with an oversized stall near the elevator and a separate titled storage unit. Residents enjoy an exercise room, ample visitor parking and a convenient west Calgary location close to shopping, parks and pathways. This beauty won't last long, book your showing today!

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