

207, 6086 Country Hills Boulevard NE
Calgary, Alberta

MLS # A2189586



\$399,900

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|------------------|------------------------------------|---------------|-------------------|
| Division: | Skyview Ranch | | |
| Type: | Residential/High Rise (5+ stories) | | |
| Style: | Apartment-High-Rise (5+) | | |
| Size: | 754 sq.ft. | Age: | 2027 (-2 yrs old) |
| Beds: | 2 | Baths: | 2 |
| Garage: | Underground | | |
| Lot Size: | - | | |
| Lot Feat: | - | | |

| | |
|--------------------|---|
| Heating: | Central |
| Floors: | Vinyl Plank |
| Roof: | - |
| Basement: | - |
| Exterior: | Concrete |
| Foundation: | - |
| Features: | High Ceilings, No Smoking Home, Open Floorplan, Quartz Counters |

| | |
|-------------------|--------|
| Water: | - |
| Sewer: | - |
| Condo Fee: | \$ 241 |
| LLD: | - |
| Zoning: | C-C2 |
| Utilities: | - |

Inclusions: Appliances

Welcome to an exceptional pre-construction opportunity in the heart of Northeast Calgary, located at the intersection of Country Hills Boulevard and 60th Street. This stunning 2-bedroom, 2-bath condo offers over 750 square feet of thoughtfully designed living space, complete with a balcony and secure underground parking. Nestled in one of Calgary's most sought-after locations, this development is surrounded by unparalleled amenities. Enjoy proximity to the future C-Train station, a new Sikh temple, and the vibrant Cornerstone community featuring grocery stores, restaurants, gyms, and more. This nine-building development offers incredible on-site commercial amenities, including restaurants, coffee shops, grocery store, and retail stores, creating a truly self-sufficient community. With seamless access to major routes like Stoney Trail and Metis Trail, commuting is a breeze. Schools, shopping, and recreational facilities are just minutes away, adding to the convenience. Each unit is beautifully appointed with quartz countertops, floor-to-ceiling cabinets, vinyl plank flooring throughout, stainless steel undermount sinks, and front-load washer/dryer. The project features a low condo fee and offers a flexible deposit structure, making it an ideal choice for both homeowners and investors. Don't miss this opportunity to invest in a rapidly growing area with exceptional appreciation potential. For more information, contact your favorite realtor to secure your dream unit in this highly anticipated 2027 completion project! This is a pre-construction project with a 2027 & beyond possession date(s), currently individual unit titles and LINC numbers are yet to be determined.