



GRASSROOTS
REALTY GROUP

587-777-7276
yuri@grassrootsrealtygroup.ca

408, 16 Country Village Bay NE
Calgary, Alberta

MLS # A2314091



\$339,900

Division:	Country Hills Village		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	840 sq.ft.	Age:	2004 (22 yrs old)
Beds:	2	Baths:	2
Garage:	Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard
Floors:	Ceramic Tile, Hardwood
Roof:	-
Basement:	-
Exterior:	Wood Frame
Foundation:	-
Features:	No Animal Home, No Smoking Home

Water:	-
Sewer:	-
Condo Fee:	\$ 650
LLD:	-
Zoning:	DC (pre 1P2007)
Utilities:	-

Inclusions: n/a

Welcome to this beautifully updated top-floor condo in the highly desirable community of Country Hills Village. Offering over 845 sq. ft. of professionally renovated living space, this bright and stylish home features 2 bedrooms, 2 full bathrooms, soaring vaulted ceilings, and stunning views overlooking the pond. Step inside to discover an open-concept layout filled with natural light, highlighted by the impressive vaulted ceilings in the living area that create an airy and spacious feel. The inviting floor plan includes a generous foyer, sun-filled living room, and dedicated dining space perfect for entertaining. The thoughtfully designed layout offers a spacious secondary bedroom, a modern 4-piece bathroom, convenient in-suite laundry, and plenty of storage. The primary retreat features a walk-in closet and a custom 4-piece ensuite bathroom. Step outside onto the large private balcony and enjoy peaceful pond views — the perfect place to relax and unwind. Additional highlights include titled underground heated parking, a secure assigned storage locker, and an unbeatable location close to everyday amenities. Shopping, restaurants, entertainment, schools, parks, transit, and recreation are all just minutes away, including Real Canadian Superstore, Sobeys, Landmark Cinemas, and Vivo for Healthier Generations. This move-in-ready condo offers the perfect combination of style, comfort, and location — book your private showing today!