



GRASSROOTS

REALTY GROUP

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101, 410 7 Street SW
High River, Alberta

MLS # A2314811



\$399,900

Division:	Southwest Central High River		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	1,271 sq.ft.	Age:	1989 (37 yrs old)
Beds:	2	Baths:	2
Garage:	Heated Garage, Parkade, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating: Baseboard, Hot Water

Floors: Linoleum, Vinyl Plank

Roof: Clay Tile

Basement: -

Exterior: Brick, Wood Frame

Foundation: -

Features: No Animal Home, No Smoking Home

Water: -

Sewer: -

Condo Fee: \$ 815

LLD: -

Zoning: TND

Utilities: -

Inclusions: N/A

Exceptional 1,271 square foot two bedroom condo in a quiet 50+ building. This corner unit is in an excellent location nestled in the West end of High River close to walking paths, the Highwood River, George Lane Park, downtown, and High River Hospital. The home is well maintained and has two bedrooms, a den, laundry room, two bathrooms, and new flooring. It has a massive 55' wrap around balcony that faces South and West, and includes heated underground parking and an oversize storage room. This building has a social room, an elevator, soundproof concrete floors and is professionally managed. Please click the multimedia tab for an interactive virtual 3D tour and floor plan.