



GRASSROOTS

REALTY GROUP

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1901, 683 10 Street SW
Calgary, Alberta

MLS # A2316997



\$499,000

Division:	Downtown West End		
Type:	Residential/High Rise (5+ stories)		
Style:	Apartment-Single Level Unit		
Size:	1,605 sq.ft.	Age:	2001 (25 yrs old)
Beds:	2	Baths:	2
Garage:	Parkade, Titled		
Lot Size:	-		
Lot Feat:	-		

Heating:	Fan Coil, Natural Gas	Water:	-
Floors:	Slate, Tile, Vinyl Plank	Sewer:	-
Roof:	Tar/Gravel	Condo Fee:	\$ 1,251
Basement:	-	LLD:	-
Exterior:	Concrete, Stone	Zoning:	DC
Foundation:	Poured Concrete	Utilities:	-

Features: Bidet, Breakfast Bar, Central Vacuum, Granite Counters, No Animal Home, No Smoking Home, Open Floorplan, Recreation Facilities, See Remarks, Walk-In Closet(s)

Inclusions: N/A

*** Open House SAT July 11th NOON-3 PM *** NEW PRICE \$499,000! VISTA WEST 19TH FLOOR SUB PENTHOUSE LOCATED IN THE WEST END! SPACIOUS RENOVATED 2 BEDROOMS PLUS DEN SKY-HOME WITH FANTASTIC BOW RIVER AND CITY VIEWS. GOURMET KITCHEN WITH BREAKFAST BAR, UNDER CABINET LITES AND GRANITE COUNTERS. FULL SIZE WASHER/DRYER, ENSUITE HAS LARGE WALK-IN SHOWER AND BIDET, INSUITE STORAGE, PRIVATE BALCONY WITH GAS HOOK-UP FOR BBQ AND SECURED TITLED INDOOR PARKING. IDEALLY LOCATED NEXT TO LRT STATION. SHORT STROLL TO THE BOW RIVER, PRINCESS ISLAND AND TRENDY KENSINGTON. FULLY EQUIPPED GYM AND SOCIAL ROOM. FRIENDLY WEEKDAY 9-4 CONCIERGE. AT \$310.90/SF IT'S THE BEST VALUE IN THE DOWNTOWN WEST END ALONG WITH THE LOW MAINTENANCE FEES AT .78/SF! WHAT A BEAUTIFUL WAY TO LIVE!