



GRASSROOTS
REALTY GROUP

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11, 2117 16 Street
Calgary, Alberta

MLS # A2328202



\$217,000

Division:	Bankview		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	870 sq.ft.	Age:	1978 (48 yrs old)
Beds:	2	Baths:	1
Garage:	Stall		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard	Water:	-
Floors:	Ceramic Tile, Vinyl Plank	Sewer:	-
Roof:	-	Condo Fee:	\$ 776
Basement:	-	LLD:	-
Exterior:	Concrete, Stucco	Zoning:	R-C2
Foundation:	-	Utilities:	-
Features:	Chandelier, Closet Organizers, Granite Counters		

Inclusions:	None
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Welcome to this beautifully updated apartment in the heart of Bankview, one of Calgary's most vibrant inner-city communities. Freshly renovated with new flooring, fresh paint, and modern light fixtures, this bright and inviting home is truly move-in ready. Offering a functional layout, this unit features a spacious living room, a dedicated dining area, and a well appointed kitchen with plenty of storage. The generous primary bedroom includes ample closet space. A versatile den adds even more functionality, perfect for working from home, a reading nook, or additional storage. The home is completed by a full 4-piece bathroom and convenient in-suite laundry. Enjoy the unbeatable location just minutes from 17th Avenue SW, where you'll find trendy cafés, restaurants, boutique shopping, parks, transit, and easy access to downtown. Whether you're a first-time buyer, investor, or looking to downsize without compromising on location, this updated Bankview condo offers exceptional value and urban convenience. Don't miss your opportunity to own this stylish, move-in-ready apartment in one of Calgary's most sought after inner-city neighbourhoods.