



GRASSROOTS
REALTY GROUP

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405, 880 Centre Avenue NE
Calgary, Alberta

MLS # A2331008



\$325,000

Division:	Bridgeland/Riverside		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	685 sq.ft.	Age:	2005 (21 yrs old)
Beds:	2	Baths:	1
Garage:	Assigned, Guest, Insulated, Stall, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	In Floor, Fireplace(s)	Water:	-
Floors:	Laminate	Sewer:	-
Roof:	-	Condo Fee:	\$ 572
Basement:	-	LLD:	-
Exterior:	Brick, Wood Frame	Zoning:	DC (pre 1P2007)
Foundation:	-	Utilities:	-
Features:	Breakfast Bar, Ceiling Fan(s), French Door, Granite Counters, High Ceilings, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Soaking Tub, Vinyl Windows		
Inclusions:	None		

OPEN HOUSE - August 8, Between 1.30 and 3.30PM *** Fantastic Opportunity To Own In Trendy Bridgeland *** One Of Calgary's Most Sought After Inner City Communities *** Top Floor Unit *** Freshly Painted and Professionally Cleaned *** 2 Bedroom (or 1 Bedroom + Den) *** High Ceilings *** Open Concept Floor Plan *** Corner Gas Fireplace *** Granite Countertops *** Stainless Steel Appliances *** French Doors To Den *** Spacious Primary Bedroom *** Oversized Balcony With Green Views*** In Floor Radiant Heating *** In Suite Laundry *** Oversized Underground Parking Stall With No Neighbor On One Side *** Separate Storage Locker *** Car Wash Bay *** Well Managed Building *** Across From Park And Green Space *** Walk To Bridgeland C Train Station *** Walk To Trendy Restaurants And Cafes *** Minutes To Downtown *** Close To Bow River Pathways *** Near Bridgeland Market *** Close To Calgary Zoo *** Nearby Community Garden *** Skating Rink And Sledding Hill Nearby *** Close To Riverside School, Colonel Macleod School, Stanley Jones School, Children's Village School, Balmoral School and Crescent Heights High School *** Move In Ready