

**108, 370 Harvest Hills Common NE**  
**Calgary, Alberta**

**MLS # A2246006**



**\$379,900**

|                  |                                    |               |                  |
|------------------|------------------------------------|---------------|------------------|
| <b>Division:</b> | Harvest Hills                      |               |                  |
| <b>Type:</b>     | Residential/Low Rise (2-4 stories) |               |                  |
| <b>Style:</b>    | Apartment-Single Level Unit        |               |                  |
| <b>Size:</b>     | 816 sq.ft.                         | <b>Age:</b>   | 2019 (6 yrs old) |
| <b>Beds:</b>     | 2                                  | <b>Baths:</b> | 2                |
| <b>Garage:</b>   | Titled, Underground                |               |                  |
| <b>Lot Size:</b> | -                                  |               |                  |
| <b>Lot Feat:</b> | -                                  |               |                  |

|                    |                                                                                                                              |                   |        |
|--------------------|------------------------------------------------------------------------------------------------------------------------------|-------------------|--------|
| <b>Heating:</b>    | Baseboard, Boiler                                                                                                            | <b>Water:</b>     | -      |
| <b>Floors:</b>     | Carpet, Ceramic Tile, Vinyl Plank                                                                                            | <b>Sewer:</b>     | -      |
| <b>Roof:</b>       | Membrane                                                                                                                     | <b>Condo Fee:</b> | \$ 468 |
| <b>Basement:</b>   | -                                                                                                                            | <b>LLD:</b>       | -      |
| <b>Exterior:</b>   | Brick, Cement Fiber Board, Wood Frame                                                                                        | <b>Zoning:</b>    | M-1    |
| <b>Foundation:</b> | Poured Concrete                                                                                                              | <b>Utilities:</b> | -      |
| <b>Features:</b>   | Ceiling Fan(s), Elevator, Kitchen Island, Open Floorplan, Quartz Counters, Tray Ceiling(s), Vinyl Windows, Walk-In Closet(s) |                   |        |

**Inclusions:** N/A

This beautifully designed 2-bedroom, 2-bathroom condo offers upscale living in one of Calgary's most sought-after and established communities. Built in 2019, this modern unit features high-end finishes throughout, including quartz countertops, ceiling-height kitchen cabinetry, sleek stainless steel appliances, designer tile flooring, and an elegant tray ceiling that adds architectural charm and sophistication. Nestled in Harvest Hills, you'll love the community's blend of tranquility and accessibility. Enjoy walking paths, green spaces, and nearby ponds, all while being just minutes away from schools, shopping, restaurants, recreational facilities, public transit, and major roadways including Deerfoot and Stoney Trail. Calgary International Airport is also just a short drive away. Whether you're a first-time buyer, downsizing, or investor, this exceptional condo checks all the boxes for style, comfort, and location. Book your showing today and experience upscale living in a vibrant community!