

2126, 1818 Simcoe Boulevard SW
Calgary, Alberta

MLS # A2206643



\$314,900

| | | | |
|------------------|------------------------------------|---------------|-------------------|
| Division: | Signal Hill | | |
| Type: | Residential/Low Rise (2-4 stories) | | |
| Style: | Apartment-Single Level Unit | | |
| Size: | 986 sq.ft. | Age: | 1997 (28 yrs old) |
| Beds: | 2 | Baths: | 2 |
| Garage: | Assigned, Underground | | |
| Lot Size: | - | | |
| Lot Feat: | - | | |

| | |
|--------------------|---------------------------------|
| Heating: | Forced Air |
| Floors: | Carpet, Linoleum |
| Roof: | - |
| Basement: | - |
| Exterior: | Brick, Stucco, Wood Frame |
| Foundation: | - |
| Features: | No Animal Home, No Smoking Home |

| | |
|-------------------|--------|
| Water: | - |
| Sewer: | - |
| Condo Fee: | \$ 684 |
| LLD: | - |
| Zoning: | M-C1 |
| Utilities: | - |

Inclusions: None

Welcome to this amazing condo in Dana Village! Well maintained 55+ adult living complex. This ground level 2 bedroom, 2 bathroom unit is situated in an ideal location with South exposure and looks and walks out on to the complex's beautiful courtyard. It's big windows and open concept make it a very hospitable layout. It has an ample sized kitchen with a pantry, great counter space and a breakfast bar. The master bedroom has 2 closets and a 4-piece ensuite. The second bedroom sits across from the 3-piece bathroom. Washer/dryer in suite, also includes central vacuum with attachments. Single indoor parking stall in a heated underground garage with a car wash station. Dana Village is an active 55+ age complex that has lots to offer with a library, a dining hall, pool tables and shuffleboard, a gym and more! Close to all amenities, both shopping and restaurants at West Market Square and close to the Sirocco LRT station. Don't miss the opportunity to make this your dream condo!