# \$299,900 - 202, 476 14 Street Nw, Calgary

MLS® #A2205073

## \$299,900

1 Bedroom, 1.00 Bathroom, 762 sqft Residential on 0.00 Acres

Hillhurst, Calgary, Alberta

HELLO VALUE! Fresh paint, modern appeal, air conditioning + walkout terrace! Situated in the desirable Kensington area, this spacious 1 bedroom plus den/flex condo features both north + south access and is showcased with hardwood flooring, 9 foot ceilings + large windows throughout. The stylish kitchen will impress with granite counters, stainless steel appliances, long breakfast bar, double sink + modern cabinetry. The primary bedroom boasts three large windows and a walk-in closet. There is a flex space smartly tucked away by the patio which is ideal for a home office or a large wardrobe. Don't miss the 160 sqft oversized walk out patio that enjoys views into Riley Park. What else? Stainless steel in-suite washer + dryer, titled underground parking stall, assigned storage locker + affordable condo fees! The Urban Athlete gym is onsite, so no need to leave the house for your workout. You are mere blocks to parks, grocery, coffee shops, all the area's popular pubs + restaurants, SAIT, C-Train and a short commute into the downtown.







Built in 2010

## **Essential Information**

MLS® # A2205073 Price \$299,900

Bedrooms 1

Bathrooms 1.00

Full Baths 1

Square Footage 762 Acres 0.00

Year Built 2010

Type Residential Sub-Type Apartment

Style Single Level Unit

Status Active

### **Community Information**

Address 202, 476 14 Street Nw

Subdivision Hillhurst
City Calgary
County Calgary
Province Alberta
Postal Code T2N 1Z7

#### **Amenities**

Amenities Elevator(s), Fitness Center

Parking Spaces 1

Parking Stall, Underground

#### Interior

Interior Features Granite Counters, High Ceilings, Kitchen Island, Open Floorplan,

Walk-In Closet(s)

Appliances Dishwasher, Electric Range, Microwave Hood Fan, Refrigerator,

Washer/Dryer Stacked

Heating Forced Air Cooling Central Air

# of Stories 4

#### **Exterior**

Exterior Features Balcony, Private Entrance Construction Brick, Stucco, Wood Frame

#### **Additional Information**

Date Listed March 24th, 2025

Days on Market 105

Zoning C-COR1

## **Listing Details**

Listing Office CIR Realty

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