

205, 1605 16 Avenue SW  
Calgary, Alberta

MLS # A2219068

\$199,900

Division:	Sunalta		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	570 sq.ft.	Age:	1980 (45 yrs old)
Beds:	1	Baths:	1
Garage:	Stall		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard	Water:	-
Floors:	Ceramic Tile, Laminate	Sewer:	-
Roof:	-	Condo Fee:	\$ 554
Basement:	-	LLD:	-
Exterior:	Stucco, Wood Frame	Zoning:	MC-2
Foundation:	-	Utilities:	-
Features:	No Smoking Home		

Inclusions: N/A

Welcome to this cozy 1-bedroom, 1-bathroom condo, perfectly set up for comfort, convenience, and value. Whether you're a first-time buyer ready to take the leap into ownership or an investor seeking a low-maintenance, easy to rent property, this checks all the boxes. Step inside and enjoy the inviting warmth of the wood-burning fireplace, the perfect centerpiece for cozy nights in. Stay comfortable all summer long with central A/C, and enjoy a thoughtfully laid out floor plan that maximizes both space and functionality. Located in Sunalta, the unbeatable access to shopping, dining, transit, and entertainment—makes it an easy choice for tenants and owners alike. Don't miss your chance to own this charming condo in perfect location, at an amazing price!