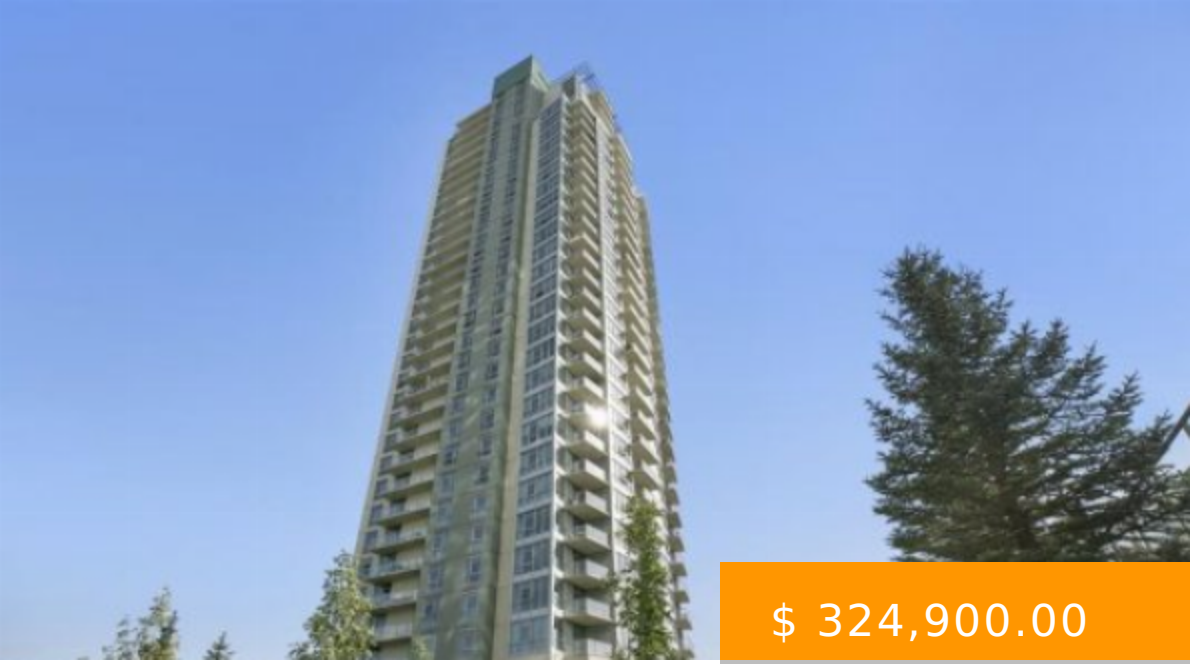

$ 324,900.00

# 1006 99 SPRUCE PLACE SW CALGARY

https://paulbrinton.com

- 2 beds
- 2 baths
- Apartment
- Residential
- Active

Bright & very spacious 2 bedroom unit with spectacular city views from 2 balconies! The main living area lends itself to entertaining, showcasing a living/dining area with fireplace & access to one of the balconies. Open to the living/dining area, is the kitchen which is tastefully finished with quartz counter...

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## BASIC FACTS

**Style:** High-Rise (5+)

**Post Updated:** 2021-11-25 13:14:14

**MLS ® #:** A1144895

**Bathrooms:** 2

**Type:** Apartment

**Bedrooms Above Grade:** 2

**Bedrooms:** 2

**Date added:** 09/26/21

**Status:** Active

**Area:** 0.00 sq ft

**Year built:** 2010

**County Or Parish:** Calgary

**Parking:** Heated Garage, Parkade, Stall, Titled, Underground

**CONDO TYPE:** Conventional

## PROPERTY FEATURES

**Total Parking:** 1

**Fireplace:** 1

**Flooring:** Carpet,Ceramic Tile

**Association Amenities:** Clubhouse,Elevator(s),Fitness Center,Indoor Pool,Laundry,Parking,Party Room,Playground,Recreation Facilities,Recreation Room,Secured Parking,Snow Removal,Spa/Hot Tub,Storage,Trash

**Fireplace Features:** Gas,Living Room

**Community Features:** Golf,Park,Schools Nearby,Playground,Sidewalks,Street Lights,Shopping Nearby

**Exterior Features:** Private Entrance

**Fencing:** None

**District:** CAL Zone W

**Cooling:** Central Air

**Interior Features:** Breakfast Bar,Closet Organizers,Kitchen Island,Open Floorplan,Recessed Lighting,Soaking Tub,Track Lighting,Walk-In Closet(s)

**Lot Features:** Low Maintenance Landscape,See Remarks,Views

**Roof Type:** Tar/Gravel

**Heating Type:** Baseboard,Natural Gas

## PROPERTY INFORMATION

**Levels:** Single Level Unit

**Laundry features:** In Unit

**Zoning:** DC (pre 1P2007)

**Transaction Type:** For Sale

**List Price Square Foot:** $ 353.30

**Title Land:** Fee Simple

**Photo Count:** 31

**Rooms Above Grade:** 7

**Unit Exposure:** N

**Unit Number:** 1006

**Construction Materials:** Concrete,Stucco

**Suite:** No

**Foundation:** Poured Concrete

**Appliances:** Dishwasher,Dryer,Gas Stove,Microwave,Range Hood,Refrigerator,Washer,Window Coverings

**Living Area SF:** 1047.00

**Subdivision Name:** Spruce Cliff

**Structure Type:** High Rise (5+ stories)

**Restrictions:** Easement Registered On Title,Restrictive Covenant-Building Design/Size,Utility Right Of Way