



\$ 224,800.00

## 109 420 3 AVENUE NE CALGARY

<https://paulbrinton.com>

Why rent when you can buy and DON'T pay any condo fees for the first six months! Inner city living at its best in desirable Crescent Heights - this large, two bedroom updated corner unit with south facing deck is accessible from the street level and boasts TWO underground parking...

- 2 beds
- 1 bath
- Apartment
- Residential
- Active

Image not found or type unknown



## BASIC FACTS

**Style:** Apartment, Low-Rise(1-4)

**MLS ® #:** A1164728

**Type:** Apartment

**Bedrooms:** 2

**Status:** Active

**Year built:** 1982

**Parking:** Parkade, Underground

**Post Updated:** 2021-11-30 19:52:17

**Bathrooms:** 1

**Bedrooms Above Grade:** 2

**Date added:** 11/30/21

**Area:** 0.00 sq ft

**County Or Parish:** Calgary

**CONDO TYPE:** Conventional

## PROPERTY FEATURES

**Total Parking:** 2

**Association Amenities:** Trash

**Exterior Features:** None

**District:** CAL Zone CC

**Inclusions:** N/A

**Roof Type:** Asphalt Shingle

**Flooring:** Carpet,Ceramic Tile,Hardwood

**Community Features:** Schools  
Nearby,Sidewalks,Street Lights,Shopping  
Nearby

**Fencing:** None

**Cooling:** None

**Interior Features:** Breakfast Bar,Tankless  
Hot Water,Track Lighting

**Heating Type:** Baseboard,Electric

## PROPERTY INFORMATION

**Basement:** None

**Laundry features:** In Unit

**Transaction Type:** For Sale

**Title Land:** Fee Simple

**Levels:** Single Level Unit

**Zoning:** M-C2

**List Price Square Foot:** \$ 266.98

**Photo Count:** 24



**Rooms Above Grade:** 5

**Unit Number:** 109

**Suite:** No

**Appliances:** Dishwasher, Electric  
Stove, Microwave, Refrigerator, Washer/Dryer

**Subdivision Name:** Crescent Heights

**Restrictions:** Utility Right Of Way

**Unit Exposure:** S

**Construction Materials:** Brick, Wood Frame

**Foundation:** Poured Concrete

**Living Area SF:** 842.00

**Structure Type:** Low Rise (2-4 stories)

