



\$ 327,000.00

## 306 4 14 STREET NW CALGARY

<https://paulbrinton.com>

Welcome to this spacious apartment home with loads of natural light throughout in the Kensington district. This quiet two bedroom suite enjoys 9' ceilings, with tree-top and inner city views. After accessing a welcoming entrance way, it leads you an open concept living, along with well-maintained luxury laminate flooring throughout...

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

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## BASIC FACTS

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

**MLS ® #:** A1144976

**Type:** Apartment

**Bedrooms:** 2

**Status:** Active

**Year built:** 1999

**Parking:** Underground

**Post Updated:** 2021-10-25 00:06:23

**Bathrooms:** 1

**Bedrooms Above Grade:** 2

**Date added:** 10/15/21

**Area:** 0.00 sq ft

**County Or Parish:** Calgary

**CONDO TYPE:** Conventional

## PROPERTY FEATURES

**Total Parking:** 1

**Flooring:** Ceramic Tile,Laminate

**Fireplace Features:** Gas

**Exterior Features:** None

**Cooling:** Sep. HVAC Units

**Roof Type:** Tar/Gravel

**Fireplace:** 1

**Association Amenities:**

Elevator(s),Playground,Snow  
Removal,Storage,Visitor Parking

**Community Features:**

Playground,Sidewalks,Street Lights,Shopping  
Nearby

**District:** CAL Zone CC

**Interior Features:** Kitchen Island,No  
Smoking Home

**Heating Type:** In Floor,Natural Gas

## PROPERTY INFORMATION

**Levels:** Single Level Unit

**Zoning:** C-COR2 f2.8h16

**Laundry features:** In Unit

**Transaction Type:** For Sale



**List Price Square Foot:** \$ 351.81

**Photo Count:** 34

**Unit Exposure:** N

**Construction Materials:** Concrete,Stucco

**Appliances:** Dishwasher,Dryer,Electric Stove,Range Hood,Refrigerator,Washer

**Subdivision Name:** Hillhurst

**Restrictions:** None Known

**Title Land:** Fee Simple

**Rooms Above Grade:** 5

**Unit Number:** 306

**Suite:** No

**Living Area SF:** 938.00

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

