

\$344,999 - 307, 4 14 Street Nw, Calgary

MLS® #A2087091

\$344,999

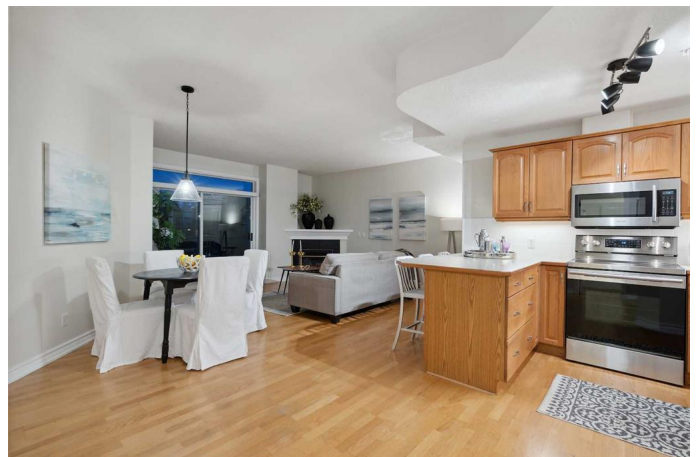
2 Bedroom, 1.00 Bathroom, 955 sqft

Residential on 0.00 Acres

Hillhurst, Calgary, Alberta

Live in luxury in the trendy neighbourhood of Kensington! Walking distance the LRT station, downtown, Riley Park and the extensive Bow River pathways. This 2-bedroom unit has been meticulously cared for with hardwood floors and a sophisticated style. The open floor plan leads to many evenings of gathering together or entertaining on the expansive balcony with stunning downtown views. The kitchen is a culinary adventure waiting to happen with stainless steel appliances, loads of cabinets and seating at the peninsula island. Extra space for hosting is found in the adjacent dining room. A charming fireplace adds a warm atmosphere and a great focal point to the relaxing living room. At the end of the day retreat to the massive primary bedroom with tons of space for king-sized furniture and convenient access to the 4-piece bathroom. The second bedroom is ideal for guests or as a home office. This lovely unit also boasts in-suite laundry, underground titled parking, and a separate storage unit. Just an elevator ride away takes you to the well-equipped fitness room – no need to leave the building to get your workout in! Truly a fantastic condo in an unsurpassable location that lets you skip the lengthy commute and spend your time strolling through boutique shops, dining at award-winning restaurants and enjoying the tranquility of the river.

Built in 1999



Essential Information

MLS® #	A2087091
Price	\$344,999
Sold Price	\$360,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	955
Acres	0.00
Year Built	1999
Type	Residential
Sub-Type	Apartment
Style	Apartment
Status	Sold

Community Information

Address	307, 4 14 Street Nw
Subdivision	Hillhurst
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2N 1Z4

Amenities

Amenities	Elevator(s), Fitness Center, Recreation Room, Storage
Parking Spaces	1
Parking	Heated Garage, Parkade, Stall, Underground

Interior

Interior Features	Breakfast Bar, High Ceilings, Kitchen Island, Open Floorplan, Soaking Tub, Storage
Appliances	Dishwasher, Dryer, Electric Oven, Electric Stove, Microwave Hood Fan, Washer/Dryer
Heating	In Floor, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room
# of Stories	6

Exterior

Exterior Features	Other
Lot Description	Views
Roof	Rubber
Construction	Concrete, Stucco
Foundation	Poured Concrete

Additional Information

Date Listed	October 12th, 2023
Date Sold	October 25th, 2023
Days on Market	13
Zoning	C-COR2 f2.8h16
HOA Fees	0.00

Listing Details

Listing Office	CENTURY 21 BAMBER REALTY LTD.
----------------	-------------------------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.