

\$259,900 - 104, 790 Kingsmere Crescent Sw, Calgary

MLS® #A2109240

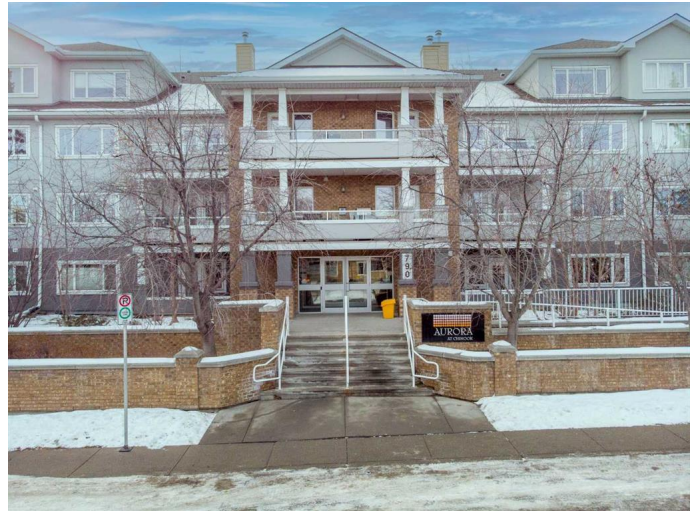
\$259,900

1 Bedroom, 1.00 Bathroom, 767 sqft

Residential on 0.00 Acres

Kingsland, Calgary, Alberta

Welcome to the Aurora at Chinook in Kingsland. It is located in the hub of Kingsland and Chinook. You'll be within walking distance of many amenities, including transit, shopping and restaurants. This one-bedroom condo is in move-in-ready condition! It includes both titled parking and storage. The galley kitchen is well laid out with granite counters. The stainless steel appliances include a stainless steel refrigerator and stove, along with a BOSCH dishwasher. It makes it the ideal environment for your cooking pleasure. The benefit of owning this end unit is the extra east-facing window that allows additional ambient lighting into the dining and kitchen areas. A laundry closet at the end of the dining area houses the ensuite stacking washer and dryer. This location is excellent as it won't disturb your sleep while doing late-night laundry. The low-maintenance tile and laminate flooring helps to reduce airborne allergens. The living room includes a corner gas fireplace that adds warmth and charm on cool evenings. The room has large windows that provide a North exposure to the treed landscaping. This exposure also ensures less heat from the Summer sun, making your unit cooler. Getting outdoors to enjoy the covered balcony will be a pleasure as it is large enough to contain a small table and chairs. Plus, there is a gas line for your BBQ. Continuity of finishings exists with granite counters and beautiful tile surrounding the tub area in the four-piece bathroom. The exit to the left of the unit door



will take you down to the parkade. You are steps away from your parking stall, # 124, and storage room D for your storage locker, #175. This condo will go fast; call now to view it! [Pets are allowed with board approval.]

Built in 2000

Essential Information

MLS® #	A2109240
Price	\$259,900
Sold Price	\$260,000
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	767
Acres	0.00
Year Built	2000
Type	Residential
Sub-Type	Apartment
Style	Low-Rise(1-4)
Status	Sold

Community Information

Address	104, 790 Kingsmere Crescent Sw
Subdivision	Kingsland
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2V2G9

Amenities

Amenities	Elevator(s), Visitor Parking
Parking Spaces	1
Parking	Underground

Interior

Interior Features	No Animal Home, No Smoking Home, Stone Counters, Vinyl Windows
Appliances	Dishwasher, Electric Stove, Garburator, Refrigerator, Washer/Dryer

	Stacked, Window Coverings
Heating	Baseboard
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
# of Stories	3

Exterior

Exterior Features	Balcony
Roof	Shingle
Construction	Brick, Stucco, Wood Frame

Additional Information

Date Listed	February 23rd, 2024
Date Sold	March 14th, 2024
Days on Market	20
Zoning	M-C1
HOA Fees	0.00

Listing Details

Listing Office	RE/MAX Realty Professionals
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