

# \$338,000 - 1424, 4975 130 Avenue Se, Calgary

MLS® #A2113978

**\$338,000**

2 Bedroom, 2.00 Bathroom, 999 sqft  
Residential on 0.00 Acres

McKenzie Towne, Calgary, Alberta

Welcome to Your Dream Home in McKenzie Towne – A Blend of Comfort, Style, and Convenience! Discover the epitome of modern living in this exceptional 2-bedroom, 2-bathroom TOP CORNER suite nestled in the popular community of McKenzie Towne. Spanning about 1000 sqft, this home is a perfect fusion of space, elegance, and practicality. At the heart of this suite lies the large living room, your ultimate gathering space, featuring sliding doors that open up to a delightful east and north facing balcony. The kitchen is a culinary dream, comes with upgraded solid wood cabinets and features an inviting eating bar adjacent to the dining area. Fully equipped with updated black appliances includes: a dishwasher, refrigerator, and microwave/hood fan, it promises both functionality and style. Retire to the tranquility of the primary bedroom, boasting two large closets including a walk-through closet leading into an en-suite bathroom. Located on the opposite side of the living room is the second oversized bedroom, with the main bathroom right next to it. This layout is perfect for roommates or a kids' room, offering privacy and comfort. The convenience of an in-suite storage room adds to the appeal, ensuring all your storage needs are met within your living space. Additionally, with a titled and heated underground parking stall for your convenience, you don't have to deal with winter car issues. As well, there is a 2nd above-ground, extra wide parking stall #2



located right next to the main building entrance door. Also comes with out of unit storage locker. This is a very well-managed complex, the low condo fee under \$500, covers all utilities (Electricity, Water, Heat), and the only additional expense is the internet(not included), simplifying your monthly budgeting. The South Pointe complex's location on the north edge of McKenzie Towne means you're just steps away from the South Trail shopping area. Enjoy the luxury of walking to restaurants, major grocery stores, retailers, a Goodlife fitness center, and other essential amenities. Plus, the condo's proximity to Deerfoot and city transit makes commuting and navigating the city a breeze. Don't miss the opportunity to make this stunning suite your new home. Embrace the lifestyle you've been dreaming of in McKenzie Towne. Schedule your viewing today!

Built in 2003

### **Essential Information**

MLS® #	A2113978
Price	\$338,000
Sold Price	\$345,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	999
Acres	0.00
Year Built	2003
Type	Residential
Sub-Type	Apartment
Style	Low-Rise(1-4)
Status	Sold

### **Community Information**

Address	1424, 4975 130 Avenue Se
Subdivision	McKenzie Towne

City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Z 4M4

### **Amenities**

Amenities	Elevator(s), Parking, Playground, Secured Parking, Storage, Trash, Visitor Parking
Parking Spaces	2
Parking	Stall, Underground

### **Interior**

Interior Features	Breakfast Bar, Ceiling Fan(s), Laminate Counters, Open Floorplan, Storage, Walk-In Closet(s)
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer
Heating	Baseboard, Fireplace(s)
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
# of Stories	4

### **Exterior**

Exterior Features	Balcony
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	March 13th, 2024
Date Sold	March 16th, 2024
Days on Market	3
Zoning	M-2 d125
HOA Fees	0.00

### **Listing Details**

Listing Office	CIR Realty
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