

\$329,900 - 108, 200 Lincoln Way Sw, Calgary

MLS® #A2128107

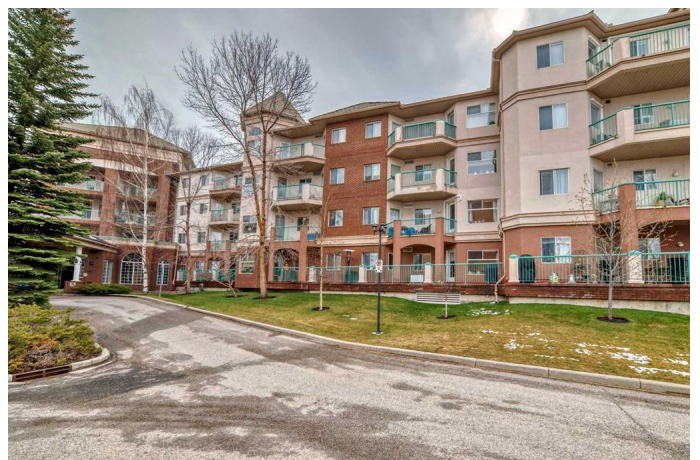
\$329,900

2 Bedroom, 2.00 Bathroom, 996 sqft

Residential on 0.00 Acres

Lincoln Park, Calgary, Alberta

SPACIOUS 2 BDRM, 2 BATH WITH A LARGE PRIVATE PATIO, WITH TREES IN FRONT. YOU WON'T BE DISSAPOINTED WITH THIS CONDO. This is your chance to own, or a great investment. The building is very well maintained, spotless, with a beautiful entrance with water feature, exercise room with new led tv and couches and party room. Walking in, you will love the spacious open floor plan. There's a coat closet in the entrance plus a laundry room with a small cabinet for a pantry or other items, shelves and storage room. The kitchen is bigger than many homes with solid maple cabinetry, granite counters and a long breakfast bar that could seat 5 to 6 people. The dining and living room area will fit your big furniture, and there's plenty of natural light coming in, plus a door to the extra large private patio, with mature trees surrounding it and green grass. Plus, there's a water tap also located just below the railing of the deck for watering your plants and cleaning your deck. There's also an AC unit that is being left for this unit for those hot summer days. The primary bdrm will fit your king size bed and more, with a walk-through closet and 4-piece ensuite. There's also another 4-piece bathroom and a good-sized 2nd bdrm. there's a security system set up that is not presently monitored in the condo. Parking downstairs is gated and secure and your storage locker is in front of your stall. Plenty of visitor parking out front, but make sure you register your license plate. The complex is



surrounded by mature trees and beautiful landscaping and is in close proximity to all amenities: transit, Mount Royal University, coffee shops, grocery and main road arteries to access all points of the city. There's also a workshop in the basement, 19 security cameras throughout, vacant and ready for occupancy. Make this your new home or investment! Sorry no cats and dogs, but fish and birds allowed.

Built in 1995

Essential Information

MLS® #	A2128107
Price	\$329,900
Sold Price	\$330,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	996
Acres	0.00
Year Built	1995
Type	Residential
Sub-Type	Apartment
Style	Low-Rise(1-4)
Status	Sold

Community Information

Address	108, 200 Lincoln Way Sw
Subdivision	Lincoln Park
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3E7G7

Amenities

Amenities	Fitness Center, Other, Parking, Party Room, Secured Parking, Visitor Parking, Workshop
Parking Spaces	1

Parking	Underground
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Interior

Interior Features	Breakfast Bar, Ceiling Fan(s), Granite Counters, No Smoking Home, Open Floorplan
Appliances	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Baseboard, Hot Water
Cooling	Central Air
# of Stories	4

Exterior

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

Additional Information

Date Listed	May 10th, 2024
Date Sold	May 22nd, 2024
Days on Market	12
Zoning	DC (pre 1P2007)
HOA Fees	0.00

Listing Details

Listing Office	One Percent Realty
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