

\$279,900 - 236, 35 Richard Court Sw, Calgary

MLS® #A2129106

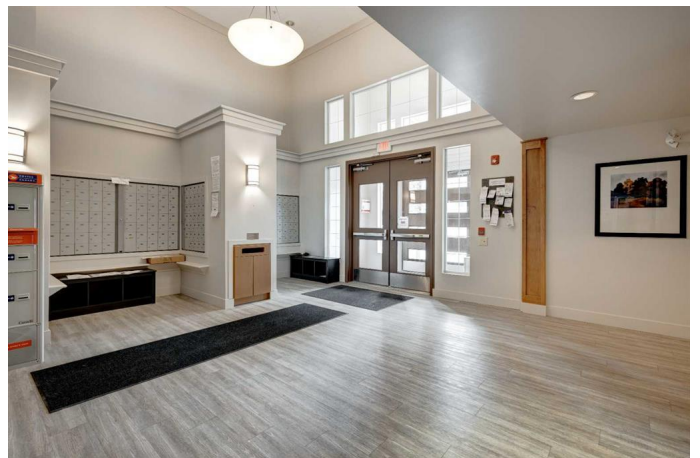
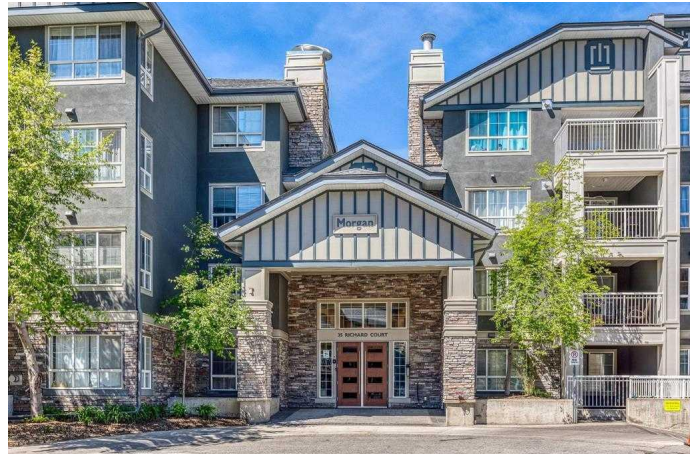
\$279,900

1 Bedroom, 1.00 Bathroom, 545 sqft

Residential on 0.00 Acres

Lincoln Park, Calgary, Alberta

Welcome to The Morgan. This sophisticated and unit is one of the best locations in the complex offering 1 bedroom, 1 full bathroom, in-suite laundry, underground parking plus additional assigned storage. The perfect home for students and professionals. Upon entering, you'll immediately appreciate the attention to detail in this well-designed condo. The stylish kitchen, equipped with significant counter & cabinet space, will surely inspire your inner chef. Whether you're hosting friends or enjoying a peaceful meal, the kitchen is sure to impress. The open concept layout flows through the dining area and into the living room where the gas fireplace adds warmth and aesthetics. Oversized bedroom with 2 closets and a walk through to the 4pce bathroom. The view from this condo truly unique as it over looks your large patio & beautiful mature trees. This outdoor living space is the perfect oasis for relaxation and entertaining. Location-wise, it doesn't get much better! Situated steps away from multiple bus routes, Mount Royal University, extensive amenities and major roadways (Glenmore & Crowchild). This condo is an ideal option for students, professionals or anyone seeking a vibrant community with easy access to all you need. "The Morgan" is known for its outstanding amenities, including a fitness centre that ensures you can stay active and maintain a healthy lifestyle. Whether you're an experienced investor or a first-time buyer, this condo offers a fantastic opportunity. Its prime



location and design make it a sound investment and an inviting place to call home. Don't miss your chance to own a piece of real estate in the highly desirable community of Lincoln Park. Schedule a viewing today and see for yourself why The Morgan is the perfect place to live.

Built in 2003

Essential Information

MLS® #	A2129106
Price	\$279,900
Sold Price	\$275,000
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	545
Acres	0.00
Year Built	2003
Type	Residential
Sub-Type	Apartment
Style	Low-Rise(1-4)
Status	Sold

Community Information

Address	236, 35 Richard Court Sw
Subdivision	Lincoln Park
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3E 7N9

Amenities

Amenities	Elevator(s), Fitness Center, Gazebo, Guest Suite
Parking Spaces	1
Parking	Parkade, Secured, Titled, Underground

Interior

Interior Features	Breakfast Bar, Ceiling Fan(s)
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings
Heating	Baseboard
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
# of Stories	4

Exterior

Exterior Features	Courtyard
Roof	Asphalt Shingle
Construction	Wood Frame

Additional Information

Date Listed	May 6th, 2024
Date Sold	May 30th, 2024
Days on Market	24
Zoning	M-H1 d321
HOA Fees	0.00

Listing Details

Listing Office	RE/MAX House of Real Estate
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