

\$449,900 - 2128, 48 Inverness Gate Se, Calgary

MLS® #A2161236

\$449,900

2 Bedroom, 2.00 Bathroom, 1,096 sqft

Residential on 0.00 Acres

McKenzie Towne, Calgary, Alberta

This bright & spacious two-bedroom, two bath plus den condo is located at the Aviemore, a lovely 55+ complex in McKenzie Towne. Updates include new vinyl flooring in the kitchen and bathrooms and new carpet in the bedrooms and den. The stylish living room includes a bow window, corner gas fireplace, elegant wide plank laminate flooring and 9-foot ceilings. A dining area is located next to the kitchen, which has maple cabinetry, under-cabinet lights, stainless steel appliances, pantry and a breakfast bar. The primary suite is large with a walk-through closet and a luxurious 5-pc ensuite with double sinks, soaker tub, separate shower, and a linen closet. The roomy second bedroom has a wall-length closet and is conveniently located beside a 4-pc bathroom. The freshly painted den is perfect for a home office. The in-suite laundry room includes a full size washer and dryer plus space for storage. The suite is located close to the front foyer & main elevator and includes a titled underground parking stall with storage cage. Enjoy central A/C, a gated covered patio, gas line for your BBQ and private direct access outside. It feels like a single family home. The amazing amenities include two guest suites, party room, library, theatre, billiards/games room, workshop, fitness room, and car wash. Close to shopping, services, restaurants, transit, and the walking paths of nearby Inverness pond. Move in and enjoy!



Built in 2007

Essential Information

MLS® #	A2161236
Price	\$449,900
Sold Price	\$450,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,096
Acres	0.00
Year Built	2007
Type	Residential
Sub-Type	Apartment
Style	Low-Rise(1-4)
Status	Sold

Community Information

Address	2128, 48 Inverness Gate Se
Subdivision	McKenzie Towne
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Z 4N1

Amenities

Amenities	Visitor Parking, Bicycle Storage, Elevator(s), Secured Parking, Storage
Parking Spaces	1
Parking	Stall, Titled, Secured, Underground

Interior

Interior Features	Breakfast Bar, Ceiling Fan(s), Double Vanity, High Ceilings, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Soaking Tub, Storage
Appliances	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer
Heating	Forced Air, Natural Gas, Ceiling
Cooling	Central Air
Fireplace	Yes

# of Fireplaces	1
Fireplaces	Gas, Living Room, Mantle, Tile
# of Stories	3

Exterior

Exterior Features	BBQ gas line, Lighting, Courtyard
Lot Description	Landscaped, Street Lighting, Underground Sprinklers, Fruit Trees/Shrub(s), Gazebo, Treed
Roof	Asphalt Shingle
Construction	Brick, Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	September 27th, 2024
Date Sold	October 7th, 2024
Days on Market	10
Zoning	M-1 d75
HOA Fees	226.60
HOA Fees Freq.	ANN

Listing Details

Listing Office	Greater Calgary Real Estate
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