

# \$285,000 - 303, 1420 Memorial Drive Nw, Calgary

MLS® #A2175220

## \$285,000

1 Bedroom, 1.00 Bathroom, 577 sqft

Residential on 0.00 Acres

Hillhurst, Calgary, Alberta

LOCATION, LOCATION - 3rd Floor City Skyline Views, River Pathways, South/West facing and tucked into a cul-de-sac off the main road - this quiet location is steps from Kensington and walking distance to downtown, the LRT and SAIT. Freshly painted and well cared for, this condo shows pride of ownership throughout. Floor plan opens to spacious foyer with storage, Open plan custom kitchen with granite counters, stainless steel appliances and kitchen island for entertaining. Dining area and living room are open plan and access the SOUTH facing balcony with views across the River and City Skyscapes. Primary bedroom is generous in size and boasts a double closet. The unit features a full 4 piece bathroom and an in suite washer/dryer. One assigned parking stall is also included with the unit. This concrete building is ideal for first time home buyers, down sizors or anyone wanting a great addition to their revenue portfolio.

Built in 1969

## Essential Information

MLS® #	A2175220
Price	\$285,000
Sold Price	\$285,000
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	577



Acres	0.00
Year Built	1969
Type	Residential
Sub-Type	Apartment
Style	Apartment
Status	Sold

### Community Information

Address	303, 1420 Memorial Drive Nw
Subdivision	Hillhurst
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2N 3E5

### Amenities

Amenities	None
Parking Spaces	1
Parking	Assigned, Stall

### Interior

Interior Features	Open Floorplan, See Remarks, Granite Counters
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Window Coverings, Washer/Dryer
Heating	Baseboard
Cooling	None
# of Stories	4

### Exterior

Exterior Features	Balcony
Roof	Tar/Gravel
Construction	Brick, Concrete

### Additional Information

Date Listed	October 25th, 2024
Date Sold	November 6th, 2024
Days on Market	12
Zoning	M-CG
HOA Fees	0.00

**Listing Details**

Listing Office                RE/MAX Realty Professionals

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