

**303, 69 Springborough Court SW
Calgary, Alberta**

MLS # A2216160



\$279,900

Division:	Springbank Hill		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	646 sq.ft.	Age:	2005 (20 yrs old)
Beds:	1	Baths:	1
Garage:	Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard, Fireplace(s)	Water:	-
Floors:	Carpet, Linoleum	Sewer:	-
Roof:	-	Condo Fee:	\$ 465
Basement:	-	LLD:	-
Exterior:	Wood Frame	Zoning:	M-1
Foundation:	-	Utilities:	-
Features:	Open Floorplan		

Inclusions: n/a

Beautifully maintained TOP FLOOR LOCATION! Immaculate & spacious one bedroom. Many special features including 9’ ceilings, in-suite laundry, titled underground heated parking, assigned storage locker & lots of visitor parking. Open floorplan, great views from the living room or deck, and great value! A good sized bedroom with a walkthrough to the 4 piece bathroom is like having your own ensuite. On those warm days, the deck off the living room is a nice spot to bbq (with gas line) or relax. On the cooler days, relax next to your fireplace. In suite laundry, heated underground storage locker and titled parking stall. Fabulous location across from the Westside Rec Centre & a short walk to the C-Train Station. Close to West Hills Shopping, Ambrose University, Aspen Woods shopping & restaurants plus a quick commute to downtown. Amenities include a car was & bike storage.