

**220, 195 Kincora Glen Road NW
Calgary, Alberta**

MLS # A2230774



\$294,900

Division:	Kincora		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	842 sq.ft.	Age:	2014 (11 yrs old)
Beds:	2	Baths:	2
Garage:	Stall, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard	Water:	-
Floors:	Carpet, Ceramic Tile, Linoleum	Sewer:	-
Roof:	-	Condo Fee:	\$ 522
Basement:	-	LLD:	-
Exterior:	Stone, Vinyl Siding, Wood Frame	Zoning:	M-1 d131
Foundation:	-	Utilities:	-
Features:	Granite Counters, No Smoking Home		

Inclusions: NA

PRICE REDUCED TO SELL. This cozy 2 bedroom plus Den and 2 baths is nestled in the family-friendly neighbourhood of Kincora. Situated right smack in the midst of all kinds of amenities - transit routes, shopping centres, schools, recreational facilities, walk and bike paths etc.this is urban living at its best! This unit is located away from the elevator with panoramic views of the community. From the spacious entrance you are ushered into the open floor concept of living room and dining area. To the left of the entrance is good size Den and the laundry room. Then there is the 4pce bathroom and a good size bedroom. To the right as you enter is the primary/master bedroom complete with walk in closet and 4pce ensuite. The balcony off the living room has good view of the complex and neighbourhood for those summer days hang out. You can't afford to miss this one. Call now for your private viewing.