

**16, 4515 7 Avenue SE
Calgary, Alberta****MLS # A2241136****\$269,000**

Division:	Forest Heights		
Type:	Residential/Five Plus		
Style:	2 Storey		
Size:	1,027 sq.ft.	Age:	1976 (49 yrs old)
Beds:	3	Baths:	1 full / 1 half
Garage:	Assigned, Parking Pad		
Lot Size:	-		
Lot Feat:	Landscaped, Street Lighting		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 354
Basement:	Full, Unfinished	LLD:	-
Exterior:	Concrete, Vinyl Siding	Zoning:	SR
Foundation:	Poured Concrete	Utilities:	-
Features:	See Remarks		

Inclusions: N/A

Priced to Sell!!!! First-Time Buyers & Investors Alert! Beautiful Starter Home! Freshly Renovated 2 Storey townhouse with deck. 3 Bdrms 1.5 Baths. New Carpets and laminate flooring. Steps away from school, lucky supermarket, public library, health clinic and public transportation.