

**2105, 43 Country Village Lane NE  
Calgary, Alberta**

**MLS # A2249081**



**\$353,888**

<b>Division:</b>	Country Hills Village		
<b>Type:</b>	Residential/Low Rise (2-4 stories)		
<b>Style:</b>	Apartment-Single Level Unit		
<b>Size:</b>	838 sq.ft.	<b>Age:</b>	2004 (21 yrs old)
<b>Beds:</b>	2	<b>Baths:</b>	2
<b>Garage:</b>	Underground		
<b>Lot Size:</b>	-		
<b>Lot Feat:</b>	-		

<b>Heating:</b>	Baseboard	<b>Water:</b>	-
<b>Floors:</b>	Vinyl	<b>Sewer:</b>	-
<b>Roof:</b>	-	<b>Condo Fee:</b>	\$ 466
<b>Basement:</b>	-	<b>LLD:</b>	-
<b>Exterior:</b>	Wood Frame	<b>Zoning:</b>	DC (pre 1P2007)
<b>Foundation:</b>	-	<b>Utilities:</b>	-
<b>Features:</b>	Elevator, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, See Remarks, Walk-In Closet(s)		

**Inclusions:** none

Welcome to Lighthouse Landing! This beautifully updated main floor two-bedroom plus den condo offers comfort, convenience, and modern style. Recent upgrades include brand new 8mm luxury vinyl plank flooring, quartz countertops in the kitchen and bathrooms, a new hood fan, fresh paint throughout, and energy-efficient LED lighting — making this home move-in ready. The functional U-shaped kitchen is designed for both style and efficiency, with quartz counters, a mix of quality appliances (including a 3-year-old fridge and brand new hood fan), and excellent storage space. The open-concept living and dining area flows seamlessly to a private covered patio with a gas line for BBQ — perfect for everyday living and entertaining. The primary bedroom features a walk-in closet and 4-piece ensuite, while the second bedroom is spacious enough for a queen-size bed. The den offers flexibility for a home office or study. Additional conveniences include in-suite laundry with a 2-year-old washer and dryer, and thoughtful storage solutions. This unit also comes with a heated underground titled parking stall and an assigned storage unit. Just steps away from the pond, pathways, and playground, and minutes to Country Hills Towne Centre, Superstore, Vivo, Landmark Cinemas, and North Pointe Transit Terminal. Quick access to Deerfoot and Stoney Trail ensures easy commuting. Don't miss this opportunity to own a beautifully updated main floor condo in a prime location!