

**202, 26 Val Gardena View SW
Calgary, Alberta****MLS # A2261296****\$340,000**

Division:	Springbank Hill		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	946 sq.ft.	Age:	2008 (17 yrs old)
Beds:	2	Baths:	2
Garage:	Parkade, Titled, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard
Floors:	Carpet, Ceramic Tile
Roof:	-
Basement:	-
Exterior:	Stone, Stucco, Wood Frame
Foundation:	-
Features:	Breakfast Bar, Walk-In Closet(s)

Water:	-
Sewer:	-
Condo Fee:	\$ 629
LLD:	-
Zoning:	M-1 d110
Utilities:	-

Inclusions: N/A

Welcome to the Robson Summit of Montreux, located in the sought after community of Springbank Hill. BRAND NEW FLOORING AND CARPET. This beautiful 2 bedroom, 2 bathroom unit boasts one of the most spacious layouts in the building. As you enter, you are greeted by the living space which is flooded with natural light streaming through a large window, offering beautiful views both from inside your home as well as from your private balcony. The well-appointed kitchen features a new Bosch dishwasher, new microwave, Whirlpool refrigerator, Bosch wall oven and cooktop with ample storage. The primary bedroom is a generous size and offers a walk in closet as well as a 4 piece ensuite. The second bedroom is conveniently located adjacent to the second 4 piece bathroom. The laundry room is equipped with a brand new stacked washer and dryer for your convenience. This unit is complete with heated, secure, titled underground parking (stall 236) as well as a titled storage locker (407). The Robson has a fully equipped gym for your use. The location can not be beat and offers not just a place to live, but a lifestyle. With easy access to Aspen Landing, restaurants, shopping, West Side Recreation Centre, schools the LRT, and biking and walking paths, you'll have everything you need right at your doorstep. Don't miss the opportunity to make this exquisite property your new home.