

**112, 10060 46 Street NE
Calgary, Alberta**

MLS # A2272169



\$208,999

Division: Saddle Ridge

Type: Residential/Five Plus

Style: Townhouse

Size: 496 sq.ft. **Age:** 2022 (4 yrs old)

Beds: 1 **Baths:** 1

Garage: Off Street, Stall

Lot Size: -

Lot Feat: Street Lighting

Heating: Forced Air

Water: -

Floors: Ceramic Tile, Vinyl Plank

Sewer: -

Roof: Asphalt Shingle

Condo Fee: \$ 124

Basement: None

LLD: -

Exterior: Wood Frame

Zoning: M-1

Foundation: Poured Concrete

Utilities: -

Features: Quartz Counters

Inclusions: n/a

Townhome in Savanna-Priced to Sell!!-Motivated Sellers!!! Short-term rental with board approval is possible Discover this beautifully appointed 1-bedroom, 1-bathroom townhouse in Savanna **virtual photos used to showcase the unit. Modern Features Include: - Soaring 9-foot ceilings creating an open, airy atmosphere - Durable vinyl plank flooring - quartz countertops - SS appliances - Full-height kitchen cabinets maximizing storage - Close to Airport, Metis and Stoney trail and all other amenities This thoughtfully designed space offers exceptional living at an attractive price point. The sellers are eager to make a deal, presenting a rare opportunity for first-time buyers or investors. Schedule your private viewing today and experience all this remarkable property has to offer.