

**403, 108 Country Village Circle NE
Calgary, Alberta****MLS # A2188751****\$274,900**

Division:	Country Hills Village		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment		
Size:	645 sq.ft.	Age:	2007 (18 yrs old)
Beds:	1	Baths:	1
Garage:	Parkade		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard, Natural Gas	Water:	-
Floors:	Carpet, Vinyl	Sewer:	-
Roof:	-	Condo Fee:	\$ 437
Basement:	-	LLD:	-
Exterior:	Vinyl Siding	Zoning:	DC
Foundation:	-	Utilities:	-
Features:	Open Floorplan		

Inclusions: In wall air conditioner

Welcome to this penthouse top-floor corner unit in a well-managed building within the vibrant community of Country Hills Village. This beautifully maintained unit boasts an open floor plan, allowing loads of natural light to flood the unit and boasts new floors throughout. This property offers convenience at its best. It is close to all amenities, including shopping, schools, recreational facilities, and public transportation, with easy access to Deerfoot Trail, Stoney Trail, and the airport. The unit features a spacious kitchen with a peninsula-style eating bar, a dining area, and a cozy living room that opens onto a private patio. Keep cool on hot summer days with the upgraded, in-wall A/C unit! The generous master bedroom includes a large closet, complemented by a four-piece main bathroom. Additional highlights include a built-in computer desk and in-suite laundry. The building is nestled beside a scenic pond with walking and biking paths and is just a short walk to the nearby shopping mall. Quick possession is available—don't miss this incredible opportunity!