

**2413, 111 Wolf Creek Drive SE**  
**Calgary, Alberta****MLS # A2244913****\$348,900**

|                  |                                    |               |                  |
|------------------|------------------------------------|---------------|------------------|
| <b>Division:</b> | Wolf Willow                        |               |                  |
| <b>Type:</b>     | Residential/Low Rise (2-4 stories) |               |                  |
| <b>Style:</b>    | Apartment-Single Level Unit        |               |                  |
| <b>Size:</b>     | 704 sq.ft.                         | <b>Age:</b>   | 2024 (1 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 Plank                                                                   | <b>Sewer:</b>     | -      |
| <b>Roof:</b>       | -                                                                             | <b>Condo Fee:</b> | \$ 270 |
| <b>Basement:</b>   | -                                                                             | <b>LLD:</b>       | -      |
| <b>Exterior:</b>   | Composite Siding, Wood Frame                                                  | <b>Zoning:</b>    | M-2    |
| <b>Foundation:</b> | -                                                                             | <b>Utilities:</b> | -      |
| <b>Features:</b>   | Kitchen Island, No Animal Home, No Smoking Home, Quartz Counters, See Remarks |                   |        |

**Inclusions:** None

Looking for a brand new home, in a brand new neighborhood, then this is the perfect place for you. Harlow is a newly developed condo set in the pristine community of Wolf Willow steps away from the Fish Creek Park which offers pathways along the Bow River. This Fourth Floor unit with 2 Bed plus a Den and 2 Baths is waiting for you to come home and create a stunning design aesthetic based off this clean modern style. With high ceilings and Luxury Vinyl Plank floors this home is an amazing canvas for you to create a luxurious living space to call your own. The kitchen boasts quartz countertops and stainless steel appliances, a fantastic space for creating culinary experiences for any palate. The living space offers a balcony, your own washer and dryer, titled underground parking and a storage, this home helps keep your lifestyle carefree for all your life's adventures. Along with visitor parking and electric car plugins this condo is pet friendly allowing you to keep your furry friends nestled in your home oasis. This condo offers a fitness center as well as an owners lounge creating the perfect location for all your lifestyle needs. Also being close to a Golf course and many shopping amenities close by, this home ensures many easy adventures close to home. Harlow is a picturesque place to set down roots and build a home to call your own.