

**810, 10 brentwood Common NW**  
**Calgary, Alberta**

**MLS # A2256850**



**\$309,000**

|                  |                                    |               |                   |
|------------------|------------------------------------|---------------|-------------------|
| <b>Division:</b> | Brentwood                          |               |                   |
| <b>Type:</b>     | Residential/High Rise (5+ stories) |               |                   |
| <b>Style:</b>    | Apartment-Single Level Unit        |               |                   |
| <b>Size:</b>     | 529 sq.ft.                         | <b>Age:</b>   | 2015 (10 yrs old) |
| <b>Beds:</b>     | 2                                  | <b>Baths:</b> | 1                 |
| <b>Garage:</b>   | Underground                        |               |                   |
| <b>Lot Size:</b> | -                                  |               |                   |
| <b>Lot Feat:</b> | -                                  |               |                   |

|                    |                                |                   |        |
|--------------------|--------------------------------|-------------------|--------|
| <b>Heating:</b>    | Central, Fan Coil              | <b>Water:</b>     | -      |
| <b>Floors:</b>     | Laminate                       | <b>Sewer:</b>     | -      |
| <b>Roof:</b>       | -                              | <b>Condo Fee:</b> | \$ 503 |
| <b>Basement:</b>   | -                              | <b>LLD:</b>       | -      |
| <b>Exterior:</b>   | Concrete, Metal Siding , Mixed | <b>Zoning:</b>    | DC     |
| <b>Foundation:</b> | -                              | <b>Utilities:</b> | -      |
| <b>Features:</b>   | Elevator                       |                   |        |

**Inclusions:** N/A

Excellent location 2 bedrooms apartment both great home for first time home buyer and investors. 8th floor unit with central air conditioning features all the best selections including quartz counter tops, laminate flooring, white colour appliances and kitchen cabinets. This unit also comes with a heated, underground, titled parking stall as well as the convenience of a storage locker. This building also offers a fitness room, meeting room and a bicycle storage room! Just steps away from the C-train station, all the shopping stores in Brentwood and across the road from the U of C puts this condo in a great location for that commute downtown or for that student attending university or SAIT. Perfect for professional and young families! Don't hesitate, call your favorite realtor for a private showing!!!!!!