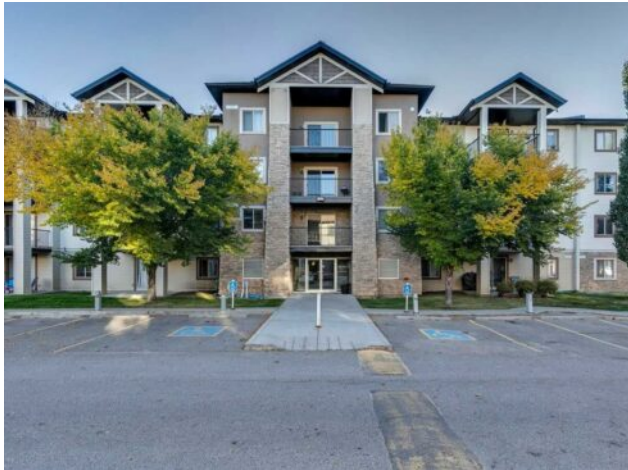


3201, 16969 24 Street SW
Calgary, Alberta

MLS # A2262627



\$315,000

Division:	Bridlewood		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	973 sq.ft.	Age:	2008 (17 yrs old)
Beds:	2	Baths:	2
Garage:	Stall, Titled, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard, Natural Gas	Water:	-
Floors:	Carpet, Laminate	Sewer:	-
Roof:	-	Condo Fee:	\$ 625
Basement:	-	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	M-1 d75
Foundation:	-	Utilities:	-
Features:	Breakfast Bar, Open Floorplan, Storage, Vinyl Windows		

Inclusions: N/A

Welcome to Bridlecrest Pointe, a well-managed complex in the heart of Bridlewood. This bright second-floor corner unit offers a spacious open layout with a functional kitchen featuring ample cabinetry + sleek black appliances. The dining area flows into a large living room with access to a covered balcony. The primary bedroom easily fits a king bed + includes a walk-through closet to a 4-piece ensuite. A second bedroom, full bath + in-suite laundry with storage complete the space. Includes underground parking. Close to shopping, schools + quick access to Stoney Trail, this property is perfect for first-time buyers or investors.