

313, 7 Harvest Gold Manor NE  
Calgary, Alberta

MLS # A2269976



# \$324,900

<b>Division:</b>	Harvest Hills		
<b>Type:</b>	Residential/Low Rise (2-4 stories)		
<b>Style:</b>	Apartment-Single Level Unit		
<b>Size:</b>	878 sq.ft.	<b>Age:</b>	1998 (27 yrs old)
<b>Beds:</b>	2	<b>Baths:</b>	2
<b>Garage:</b>	Assigned, Parkade		
<b>Lot Size:</b>	-		
<b>Lot Feat:</b>	-		

<b>Heating:</b>	Central, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Linoleum	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	\$ 589
<b>Basement:</b>	-	<b>LLD:</b>	-
<b>Exterior:</b>	Wood Frame	<b>Zoning:</b>	M-C1 d75
<b>Foundation:</b>	-	<b>Utilities:</b>	-

**Features:** Beamed Ceilings, Ceiling Fan(s), Closet Organizers, Elevator, High Ceilings, Laminate Counters, No Animal Home, No Smoking Home, Open Floorplan, Vinyl Windows

**Inclusions:** N/A

Welcome Home to this Bright and Spacious top floor South Facing unit that offers a very functional floor plan. As you step in the warm and cozy living room with a gas burning fireplace welcomes you. The large kitchen and designated dining room makes it pleasant to host friends and family gatherings.&nbsp;The Primary bedroom with a practical plan offers a Sunny South Window, a walk through closet and an en-suite. The good sized guest bedroom offers a Sunny South window as well and a decent size closet. This unit comes with an underground parking stall as well as a locker storage, both just steps away from the elevator access, for your convenience. You will appreciate the location of this property, being minutes away from all major amenities. Call today to view.&nbsp;