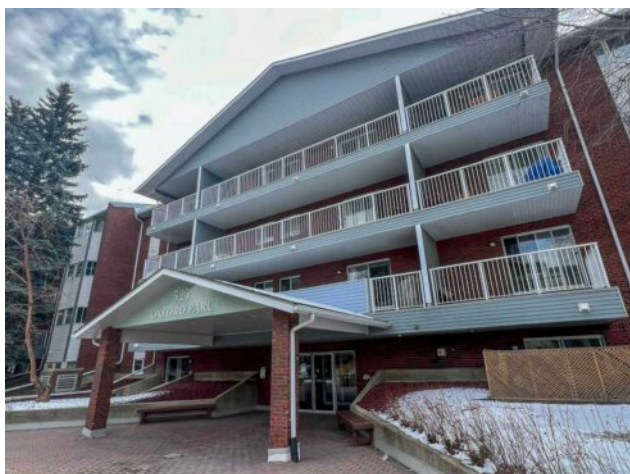


409, 525 56 Avenue SW
Calgary, Alberta

MLS # A2202708



\$248,000

Division:	Windsor Park		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	848 sq.ft.	Age:	1983 (42 yrs old)
Beds:	2	Baths:	1
Garage:	Assigned, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating: Baseboard

Floors: Hardwood, Tile

Roof: -

Basement: -

Exterior: Brick, Vinyl Siding, Wood Frame

Foundation: -

Features: Open Floorplan

Water: -

Sewer: -

Condo Fee: \$ 628

LLD: -

Zoning: M-C2

Utilities: -

Inclusions: Garage Ready Chest Freezer

Welcome to Unit 409 at 525 56 Ave SW, a spacious top-floor 2-bedroom condo in the heart of Windsor Park. Featuring the largest balcony in the building, this bright and airy unit offers ample living space and natural light. Enjoy the convenience of heated underground parking, a secure storage locker, and a well-managed building in a sought-after inner-city location. Just steps from Chinook Centre, transit, parks, and top dining options, this home is a fantastic opportunity for both homeowners and investors. Don't miss out—schedule your viewing today!