

1107, 73 Erin Woods Court SE  
Calgary, Alberta

MLS # A2203191



\$215,000

Division:	Erin Woods		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	561 sq.ft.	Age:	2006 (19 yrs old)
Beds:	1	Baths:	1
Garage:	Parkade, Titled, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating: In Floor, Natural Gas

Floors: Carpet, Vinyl Plank

Roof: -

Basement: -

Exterior: Brick, Concrete, Vinyl Siding

Foundation: -

Features: Ceiling Fan(s), Kitchen Island, Open Floorplan

Water: -

Sewer: -

Condo Fee: \$ 489

LLD: -

Zoning: M-C2

Utilities: -

Inclusions: N/A

Move-In Ready Upgraded Ground Floor Unit! Welcome to this beautifully maintained and professionally managed complex in Erin Woods. This freshly updated unit is ready for immediate possession, featuring an open-concept layout with 9-foot ceilings. Updates include brand-new LVP flooring and carpet in the bedroom. Fresh new coat of paint plus new countertops, and direct access to a private patio overlooking the courtyard make this one an easy choice. The kitchen is designed for both style and function, complete with a large island, eat-up breakfast bar. The spacious bedroom offers a large window that floods the room with natural light, creating a bright and inviting space. This quiet building is well-maintained and protected by security cameras for peace of mind. Additional features include in-suite laundry and a titled parking stall in the heated, secure underground parkade. Your condo fees cover all utilities, making this a truly hassle-free home! Conveniently located with quick access to major routes including Deerfoot, Stoney, Glenmore, Peigan, and Memorial Drive. Don't miss this fantastic opportunity—book your private showing today!