

3414, 3000 Millrise Point SW
Calgary, Alberta

MLS # A2212960



\$284,900

Division:	Millrise		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	807 sq.ft.	Age:	2001 (24 yrs old)
Beds:	2	Baths:	2
Garage:	Parkade, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating: Baseboard

Floors: Carpet, Vinyl

Roof: Asphalt

Basement: -

Exterior: Vinyl Siding, Wood Frame

Foundation: -

Features: Closet Organizers, No Animal Home, Open Floorplan, Pantry

Water: -

Sewer: -

Condo Fee: \$ 619

LLD: -

Zoning: M-C2

Utilities: -

Inclusions: NA

Welcome to this bright and spacious top-floor unit in a well-maintained 60+ community, where comfort, convenience, and connection come together. This charming 2-bedroom, 2-bathroom home features newer plank flooring that adds a modern touch to the inviting atmosphere. The open-concept layout offers a functional flow with abundant natural light and generous living space. Step out onto your private balcony to enjoy your morning coffee or relax with a view. This vibrant complex is rich in amenities, including a guest suite, craft room, library, gym, a stunning rooftop patio, and perfect for an active and social lifestyle. Additional highlights include in-suite laundry, titled underground parking, and a location just steps from public transit and shopping. Don't miss the opportunity to be part of this welcoming and thoughtfully designed community.