

# \$288,500 - 2110, 310 Mckenzie Towne Gate Se, Calgary

MLS® #A2218597

**\$288,500**

1 Bedroom, 1.00 Bathroom, 782 sqft

Residential on 0.00 Acres

McKenzie Towne, Calgary, Alberta

A Great Investment Property or place to call home! This Spacious Condo has an open concept floorplan with a Stylish Upgraded Kitchen over looking the huge Dinning/Living room area which is a great space to entertain Friends and Family. The Kitchen features Granite countertops, dark cabinetry with glass mosaic tile backsplash, under counter lighting, breakfast bar & upgraded stainless steel appliance package. The large open Living/Dining room area has French Patio doors to a large balcony with gas hook-up. The den is a the bright area off the Living room with a big window that makes a great office space. The Primary Bedroom features a walk-through closet and adjoins to a 3 pc bathroom. Convenient in-suite laundry and pantry. Custom window coverings including blackout blinds. Heated underground secure parking stall and a secure storage locker. Complex has Bike Storage available as well. McKenzie Towne is a great place to call home and is close to the South Campus Hospital, Shopping, Restaurants, Bike paths. 18+ Building. This freshly painted condo is ready to move in!

Built in 2012

## Essential Information

MLS® # A2218597

Price \$288,500



|                |                   |
|----------------|-------------------|
| Bedrooms       | 1                 |
| Bathrooms      | 1.00              |
| Full Baths     | 1                 |
| Square Footage | 782               |
| Acres          | 0.00              |
| Year Built     | 2012              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |

### Community Information

|             |                                  |
|-------------|----------------------------------|
| Address     | 2110, 310 Mckenzie Towne Gate Se |
| Subdivision | McKenzie Towne                   |
| City        | Calgary                          |
| County      | Calgary                          |
| Province    | Alberta                          |
| Postal Code | T2Z 4E6                          |

### Amenities

|                |                                                        |
|----------------|--------------------------------------------------------|
| Amenities      | Elevator(s), Secured Parking, Storage, Visitor Parking |
| Parking Spaces | 1                                                      |
| Parking        | Parkade, Underground                                   |
| # of Garages   | 1                                                      |

### Interior

|                   |                                                                                                                         |
|-------------------|-------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Ceiling Fan(s), French Door, Granite Counters                                                                           |
| Appliances        | Dishwasher, Refrigerator, Window Coverings, Electric Stove, Garage Control(s), Microwave Hood Fan, Washer/Dryer Stacked |
| Heating           | In Floor, Natural Gas                                                                                                   |
| Cooling           | None                                                                                                                    |
| # of Stories      | 4                                                                                                                       |

### Exterior

|                   |                                     |
|-------------------|-------------------------------------|
| Exterior Features | Balcony, Lighting                   |
| Roof              | Asphalt Shingle                     |
| Construction      | Concrete, Wood Frame, Stone, Stucco |

### Additional Information

|                |               |
|----------------|---------------|
| Date Listed    | May 5th, 2025 |
| Days on Market | 161           |
| Zoning         | M-2           |
| HOA Fees       | 226           |
| HOA Fees Freq. | ANN           |

### **Listing Details**

|                |                               |
|----------------|-------------------------------|
| Listing Office | Hope Street Real Estate Corp. |
|----------------|-------------------------------|

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