

# \$309,800 - 4314, 4975 130 Avenue Se, Calgary

MLS® #A2205673

**\$309,800**

2 Bedroom, 2.00 Bathroom, 841 sqft

Residential on 0.00 Acres

McKenzie Towne, Calgary, Alberta

The BEST Priced Unit in entire complex, fresh and clean ! Nestled in a fantastic location, this updated 3rd-floor unit is just steps from shopping and dining on 130 Ave SE! Key

Features for this Unit are:

Bright, open-concept layout with new flooring and fresh paint throughout \* Refreshed kitchen with freshly painted cabinets, seamlessly flowing into the living and dining areas \* Spacious living room with natural light and access to a balcony \* Primary bedroom with walk-through closet featuring built-in shelving and a 3-piece ensuite \* Generous second bedroom located next to the main full bathroom \* Convenient laundry closet with stackable washer/dryer and extra space for shelves or storage \* Updated light fixtures for a modern touch & Move-in Ready!

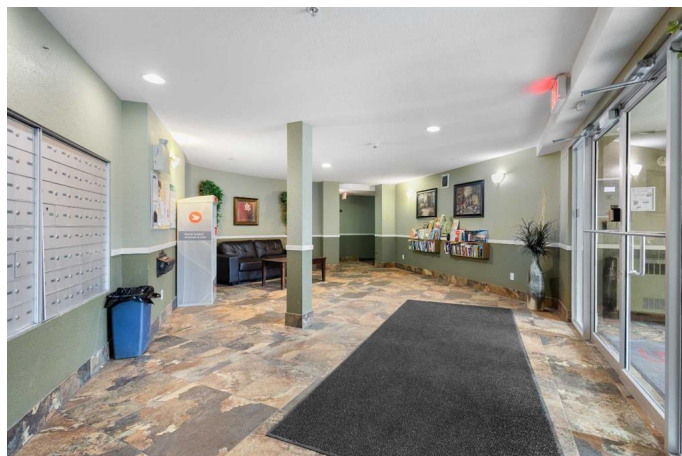
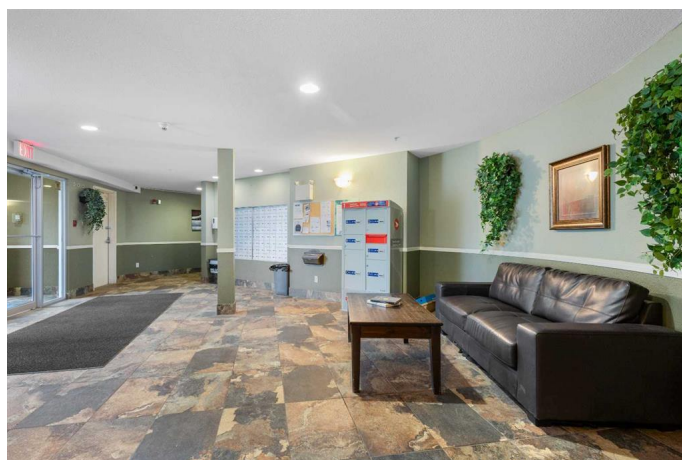
Professionally cleaned and ready for you to enjoy!

Don't miss this turnkey opportunity in an unbeatable location. Schedule your viewing today!

Built in 2003

## Essential Information

MLS® #	A2205673
Price	\$309,800
Bedrooms	2
Bathrooms	2.00
Full Baths	2



Square Footage	841
Acres	0.00
Year Built	2003
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### **Community Information**

Address	4314, 4975 130 Avenue Se
Subdivision	McKenzie Towne
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Z 4M5

### **Amenities**

Amenities	Elevator(s), Trash, Visitor Parking
Parking Spaces	1
Parking	Stall

### **Interior**

Interior Features	Breakfast Bar, Closet Organizers, No Animal Home, No Smoking Home, Open Floorplan
Appliances	Dishwasher, Electric Stove, Range Hood, Refrigerator, Washer/Dryer Stacked, Window Coverings
Heating	Baseboard
Cooling	None
# of Stories	4

### **Exterior**

Exterior Features	Balcony
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	March 28th, 2025
Days on Market	7

Zoning M-2

## **Listing Details**

Listing Office Premiere Realty Direct

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