



DON'T GAMBLE WITH YOUR HOME.
RE/MAX JACK
OUELLETTE
ASSOCIATE

780-831-7725
jackadmin@gpremax.com

84 Inverness Square SE
Calgary, Alberta

MLS # A2258816



\$444,950

Division:	McKenzie Towne	Water:	-
Type:	Residential/Other	Sewer:	-
Style:	2 Storey, Attached-Side by Side	Condo Fee:	\$ 377
Size:	1,282 sq.ft.	Age:	1997 (28 yrs old)
Beds:	2	LLD:	-
Baths:	3 full / 1 half	Zoning:	M-1 d75
Garage:	Alley Access, Double Garage Attached, Garage Door Opener, Insulated	Utilities:	-
Lot Size:	0.03 Acre		
Lot Feat:	Corner Lot		
Heating:	High Efficiency, Fireplace(s), Forced Air, Natural Gas		
Floors:	Carpet, Vinyl Plank		
Roof:	Asphalt Shingle		
Basement:	Full		
Exterior:	Brick		
Foundation:	Poured Concrete		
Features:	Ceiling Fan(s), No Animal Home, No Smoking Home		
Inclusions:	hood fan		

OPEN HOUSE SUNDAY OCT 26TH FROM 2-4PM. STOP BY AND HAVE A LOOK. Flooded with natural light this corner END unit has an abundance of windows. Excellent location tucked away, off the street and facing into the courtyard. Great curb appeal with a charming brick exterior. You will be sure to appreciate the newly professionally painted neutral tones through all 3 developed levels and the beautiful luxury vinyl plank flooring seamlessly flowing through the main floor. The kitchen and all bathrooms have new cabinet door fronts making your new space fresh and modern. Privacy reigns with 2 large Primary Bedrooms each with their own full ensuites. Laundry is conveniently located on the upper level. The main floor is spacious and comfortable with a large living room complete with gas fireplace & a conversation opening to the kitchen. The functional kitchen is bright with white cabinets and appliances and generous counter space. Meals are easy with direct access to the spacious bright eating area. Half bath on the main floor makes for 3.5 bathrooms with one on every level! The developed lower level has a 3rd full bathroom, large windows and is open, creating flexibility for you to use it as you choose. The attached double garage has interior access from the lower level and backs out onto a paved lane. The large upper balcony is perfect for barbecuing and relaxing. Inverness is very walkable in the community of McKenzie Town making dining, shopping, accessing services, schools plus more so easy!