

3105, 7171 Coach Hill Road SW
Calgary, Alberta

MLS # A2154845



\$410,000

Division:	Coach Hill		
Type:	Residential/Other		
Style:	Townhouse		
Size:	1,112 sq.ft.	Age:	1997 (27 yrs old)
Beds:	2	Baths:	2
Garage:	Single Garage Attached		
Lot Size:	-		
Lot Feat:	Backs on to Park/Green Space		

Heating:	In Floor	Water:	-
Floors:	Carpet, Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 659
Basement:	None	LLD:	-
Exterior:	Brick, Vinyl Siding, Wood Frame	Zoning:	M-C1 d50
Foundation:	Poured Concrete	Utilities:	-
Features:	Ceiling Fan(s), French Door, No Animal Home		

Inclusions: N/A

Welcome to Quinterra, in the sought after community of Coach Hill. This 2 bedroom, 2 full bath unit is located on a quiet lot with visitor parking directly in front of the unit. The spacious living area has a gas fireplace and french doors leading onto the patio. The kitchen comes equipped with updated appliances, modern lighting, and a breakfast bar over looking the living room. There is a large dining room, perfect for those who like to entertain. The primary bedroom has a walk in closet, ensuite 4 piece bathroom with tub, and large windows allowing the room to fill with natural light. The second bedroom is a large room equipped with two windows and a spacious closet. This property includes in suite laundry as well as an attached garage with driveway space. The unit backs onto a green space that is professionally maintained. It is a single floor unit and is perfect for those who do not like stairs. The unit is close to public transit, shopping, schools, walking paths, and all the amenities Calgary has to offer.