

804, 1997 Sirocco Drive SW
Calgary, Alberta

MLS # A2163723



\$384,900

Division:	Signal Hill		
Type:	Residential/Five Plus		
Style:	Townhouse		
Size:	1,072 sq.ft.	Age:	1993 (31 yrs old)
Beds:	2	Baths:	2
Garage:	Guest, Single Garage Attached		
Lot Size:	-		
Lot Feat:	Landscaped, Street Lighting		

Heating:	Boiler, In Floor, Fireplace(s), Natural Gas, Radiant	Water:	-
Floors:	Laminate	Sewer:	-
Roof:	Clay Tile	Condo Fee:	\$ 739
Basement:	None	LLD:	-
Exterior:	Stucco, Wood Frame	Zoning:	M-C1
Foundation:	Poured Concrete	Utilities:	-
Features:	Closet Organizers, French Door, No Animal Home, No Smoking Home, Storage		

Inclusions: None

Welcome to Cactus Ridge Condo development. This charming 2 bed 2 bath unit is located in the well established community of Signal Hill, just steps away from West Market Square and the Sarcee C-Train station. This unit boasts 1,072 sqft of developed space with all new laminate flooring, a spacious kitchen, wood burning fireplace, in-unit laundry, in-unit storage, and a covered patio. It also has its own attached single car garage, and additional guest parking for people visiting. Priced to sell, so book your showing soon!