

408, 5115 Richard Road SW
Calgary, Alberta

MLS # A2167509



\$328,000

Division:	Lincoln Park		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment		
Size:	915 sq.ft.	Age:	2002 (22 yrs old)
Beds:	2	Baths:	2
Garage:	Parkade, Stall, Titled, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating: Baseboard

Water: -

Floors: Ceramic Tile, Laminate

Sewer: -

Roof: -

Condo Fee: \$ 736

Basement: -

LLD: -

Exterior: Stone, Stucco, Wood Frame

Zoning: M-C2

Foundation: Poured Concrete

Utilities: -

Features: Breakfast Bar, Built-in Features, Closet Organizers, Walk-In Closet(s)

Inclusions: N/A

Welcome to your new home, perfect for young professionals, couples, those looking to downsize, or investors. This stunning top-floor end unit is just a short stroll from Mount Royal University, convenient transit links, and a 12-minute drive to downtown. This spacious 2-bedroom, 2-bathroom plus den home features an open-concept design, perfect for modern living. The kitchen boasts ample space, ideal for culinary enthusiasts, while the cozy living room is enhanced by a charming gas fireplace. Large windows flood the space with natural light, and the expansive covered balcony offers a perfect retreat. The master bedroom is a true sanctuary, complete with an ensuite bathroom and a generous walk-in closet. The second bedroom is also spacious, making it perfect for guests or a home office. Additional perks include in-suite laundry, two titled parking stalls, and an assigned storage locker. Residents enjoy access to a fitness center, car wash bay, and a welcoming lounge party area, with visitor parking available for guests. Don't miss the opportunity to make this exceptional home yours!