

453, 8535 Bonaventure Drive SE
Calgary, Alberta

MLS # A2234360



\$385,000

Division:	Acadia		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	1,060 sq.ft.	Age:	1999 (26 yrs old)
Beds:	2	Baths:	2
Garage:	Parkade, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile, Laminate, Linoleum	Sewer:	-
Roof:	-	Condo Fee:	\$ 805
Basement:	-	LLD:	-
Exterior:	Brick, Stucco, Wood Frame	Zoning:	M-C2 d127
Foundation:	-	Utilities:	-
Features:	Ceiling Fan(s), Elevator, High Ceilings, No Smoking Home, Recreation Facilities, See Remarks		

Inclusions: N/A

Wonderful adult 55+ life style condo complex with fabulous amenities. This immaculate corner unit on top floor boasts nine foot ceilings two bedrooms, two full bathrooms and two underground parking stalls. Pride of ownership is evident. Delightful floor plan with good sized balcony, plenty of cupboards and cabinetry in spacious kitchen, open living room and dining area with large windows that keeps it light and bright. One condo fee includes all utilities. The amenities that can be enjoyed are numerous: secure doors, underground parkade, car wash, wood working shop, storage units, hot spot, bicycle racks, recycling and garbage facilities, garbage chutes, LED lighting in parkade, mail room, office, library, indoor swimming pool, hot tub, exercise facility, snooker table, shuffle board, darts, two eight ball/ pool tables, media room, craft room, common area bathrooms, banquet room, two guest suites on each floor, 4 elevators, outdoor courtyard with firepit, plus 15 access to Heritage Square, walking distance to major grocery stores, Heritage LRT, shopping centers, numerous restaurants and more! Well run complex in an outstanding location, where you can be as social or private as you wish. This good sized attractive condo brings more than just a safe place to live, it brings a lifestyle that you will enjoy with all the amenities and activities available. Great value here.