

# \$210,000 - 2309, 2280 68 Street Ne, Calgary

MLS® #A2205292

## \$210,000

1 Bedroom, 1.00 Bathroom, 571 sqft

Residential on 0.00 Acres

Monterey Park, Calgary, Alberta

INVESTOR ALERT! Top floor - underground parking - in suite laundry - massive balcony - storage locker. This already cash flowing turn-key property is ready and waiting for it's next owner to take over. Located in one of the best NE neighbourhoods, with quick access to 16th Ave N and Stoney Trail, this top-floor 1-bedroom apartment is a great deal! This unit boasts an open concept main area and kitchen, a massive West facing balcony with spectacular sunsets and view of the common green space, and amenities such as in-suite laundry, a storage locker owned in perpetuity, and titled parking. The primary bedroom is 156sqft with dual closets! The building and complex are well-maintained, and the condo board even recently decreased condo fees, even though they include ALL utilities (sewer, water, heat, electricity)! Don't forget to check out the amazing sunsets from the balcony while you're viewing. At this price, the unit won't last long, so book your showing ASAP! Please note that some photos have been virtually staged.

Built in 2003

## Essential Information

MLS® #	A2205292
Price	\$210,000
Bedrooms	1
Bathrooms	1.00



Full Baths	1
Square Footage	571
Acres	0.00
Year Built	2003
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### Community Information

Address	2309, 2280 68 Street Ne
Subdivision	Monterey Park
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T1Y 7M1

### Amenities

Amenities	Secured Parking, Snow Removal, Storage, Trash, Visitor Parking, Gazebo
Parking Spaces	1
Parking	Off Street, Titled, Underground, Additional Parking, Parkade

### Interior

Interior Features	Open Floorplan, Storage
Appliances	Dishwasher, Dryer, Electric Stove, Refrigerator, Washer, Window Coverings
Heating	Geothermal
Cooling	None
# of Stories	3
Basement	None

### Exterior

Exterior Features	Balcony, Covered Courtyard
Construction	Stucco
Foundation	Poured Concrete

### Additional Information

Date Listed	March 27th, 2025
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Days on Market	32
Zoning	M-C1

## **Listing Details**

Listing Office	CIR Realty
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