

Courtesy of Kerry Pfannmuller of Century 21 Leading

# **\$124,649 - # 417 610 Calahoo Road, Spruce Grove**

MLS® #E4136721

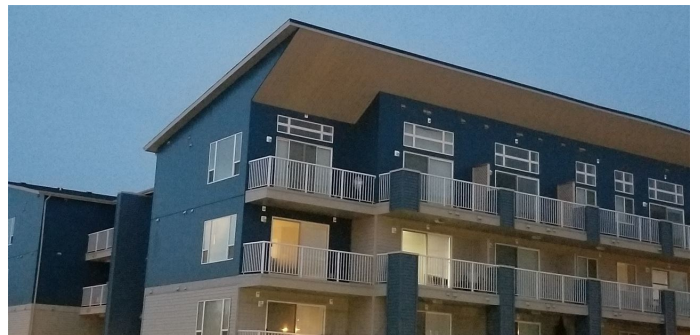
**\$124,649**

1 Bedroom, 1.00 Bathroom, 366 sqft  
Condo / Townhouse on 0 Acres

City Centre, Spruce Grove, AB

Chic top floor studio for the young executive or investor! This has all the comforts, with a great balcony area.. Inside has in suite laundry, 4 pc bath and an open floor plan! walking distance to parks, schools, public transportation and shopping! Furniture is included too!

Built in 2016



## **Essential Information**

MLS® #	E4136721
Price	\$124,649
Bedrooms	1
Bedrooms Above Grade	1
Bathrooms	1.00
Full Baths	1
Has Ensuite	N
Square Footage	366
Acres	0.00
Year Built	2016
Property Type	Condo / Townhouse
Building Type	Lowrise Apartment
Style	Single Level Apartment



## **Community Information**

Condo Name	The Nest
Address	# 417 610 Calahoo Road

Area	Spruce Grove
Community	City Centre
City	Spruce Grove
County	ALBERTA
Province	AB
Postal Code	T7X 1R1

### **Amenities**

Features	Deck, Exercise Room, Exterior Walls- 2x6', Gazebo, Guest Suite, Laundry-In-Suite, No Animal Home, No Smoking Home, Parking-Plug-Ins, Parking-Visitor, Social Rooms
Parking Spaces	1
Exterior Features	Golf Nearby, Schools, Shopping Nearby, Park/Reserve, Public Transportation
Parking	Stall

### **Interior**

Flooring	Laminate Flooring
Goods Included	Refrigerator, Stove-Electric, Microwave Hood Cover, Stacked Washer/Dryer, Window Coverings, Dishwasher - Energy Star
Heating	Baseboard
Basement	No Basement, None
# of Stories	1

### **Exterior**

Exterior	Vinyl, Metal
Roof	Asphalt Shingles
Construction	Wood Frame
Foundation	Concrete

### **Additional Information**

Condo Fee	\$165
Condo Fee Includes	Amenities Associated With HOA/Condo, Exterior Maintenance, Insurance for Common Areas, Janitorial Common Areas, Landscape and Snow Removal, Professional Management, Recreation Facility, Reserve Fund Contributions, Utilities Common Areas, Water/Sewer
Front Exposure	South

Data is deemed reliable but is not guaranteed accurate by the REALTORS® Association of Edmonton.  
Listing information last updated on June 26th, 2019 at 9:01am CDT