



Calgary-C-Bankview
102 - 1808 18 Street SW

\$ 259,900
MLS #: C3413757

Status:	Active	Type:	Lowrise Apartment
Rms Abv Gd:	4	Style:	Bungalow
Bedrms:	Above: 2/Ttl: 2	Year Built:	1978
Full Baths:	1	Basement:	None
Half Baths:		Bsmnt Dev:	
Tot Flr SqFt:	678.13	Total Sq M:	63.0

Executive condo, immaculate condition in the popular inner city community of Bankview. This two bedroom condo has a very private setting and the upgraded insulation in the master bedroom (when the new windows were installed) reduces traffic noise substantially. The condo shows like a show suite, lovely decor paint throughout, new doors,new windows and immaculately maintained. The west patio is very private tucked behind mature trees. Walk to downtown and enjoy shops and restaurants along the 17th Avenue corridor. Prepare to be impressed.

Directions:

Virtual Tour:

Brochure:

	<u>1Pc</u>	<u>2Pc</u>	<u>3Pc</u>	<u>4Pc</u>	<u>5Pc</u>	<u>6Pc</u>	Poss:04/30/10	<u>Level</u>	<u>Mtr2</u>	<u>SqFt</u>
Full Baths:	0	0	0	1	0	0		Main:	63.0	678.13
Enst Baths:		0	0	0	0	0		Uppr:		
Addl Rms:	Finish Levels: 1			Garage Dim:				AbGd:		
Fin Fpl/Rgh:	Fplc Fuel:			Elem Schl:				Lowr:		
Fireplace:				Middle Schl:				BIGd:		
Parking:	Stall			High Schl:				Total:	63.0	678.13

Living Room:	3.6x2.8	M	Master Bdrm:	4.2x3.2	M
Dining Room:			Bedrm 2:	3.0x2.4	M
Kitchen:	2.2x2.2	M	Bedrm 3:		
Family Room:			Bedrm 4:		
Den:					

Flooring:	Ceramic Tile, Laminate Flooring	Foundation:	Concrete
Construct:	Wood Frame	Heat Type:	Hot Water
Roof:	Tar & Gravel	Heat Fuel:	Natural Gas
Exterior:	Stucco	Remodel:	
Site Influen:	Golf Nearby, Shopping Nearby, Schools, Public Transportation	Features:	Insulation-Upgraded, No Animal Home, No Smoking Home, Vinyl Windows
Goods Incl:	Dishwasher-Built-In, Hood Fan, Refrigerator, Stove-Electric, Window Coverings-All	Amenities:	Appliances Included, Intercom, Laundry-Same Floor

Restrict: N-KNW
Goods Excl:

Warranty: None
Front Exposure: W

Prop Class:	Condo	Condo/HOA:	Condo: \$323	HOA:
Condo Name:	Z-name Not Listed	Condo/HOA Incl:	Insurance,Professional Management,Reserve Fund Contributions,Exterior Maintenance,Landscape and Snow Removal,Parking,Water/Sewer,Heat	
Prk Encl/TTL:	/1			
Prk Plan Dsc:				

Total Lot M2:		Lot Dimen:	
Frontage:		Lot Shape:	
Depth:		Zoning:	DC
Conform:	Cnform Yr:	Front Expos:	W

Mortgage:	\$0	Cash Down:	
Payments:		Due:	
Rate:		Lender:	
Taxes:	\$ 1,199 - 2009	Local Improve:	