

# \$249,900 - 206, 4455a Greenview Drive Ne, Calgary

MLS® #A2208050

**\$249,900**

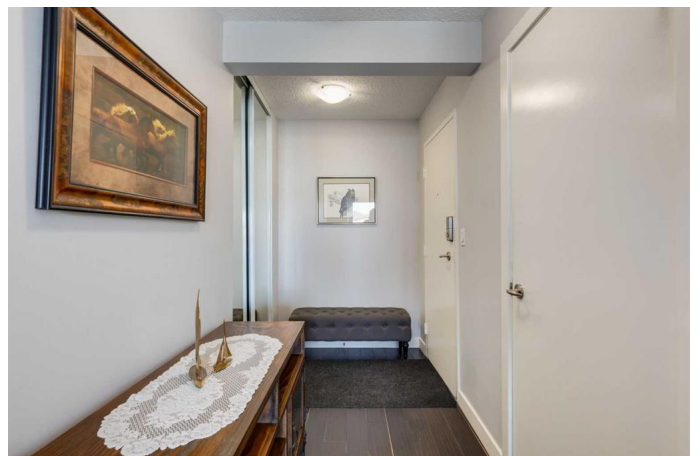
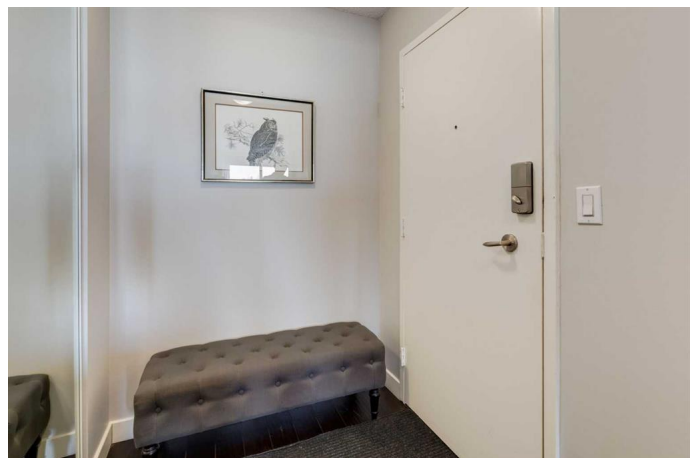
2 Bedroom, 1.00 Bathroom, 828 sqft

Residential on 0.00 Acres

Greenview, Calgary, Alberta

OPEN HOUSE MAY 3, 1-3pm. Discover exceptional value in this beautiful END UNIT condo, located in the desirable Greenview on the Park. Perfect for first-time buyers or investors, this TWO BEDROOM condo offers a prime central location with easy access to Downtown, McKnight Boulevard, and Edmonton Trail for quick commutes. Boasting 826 SQ FT of well-designed living space, this condo features engineered WOOD FLOORING and a functional layout. The galley-style kitchen is a standout with stunning GRANITE countertops, an undermount sink, espresso SHAKER style cabinets, tiled backsplash and plenty of storage and workspace. Adjoining is the dining nook, ideal for casual meals or morning coffee. The spacious living room is great for entertaining and opens up to a generous balcony OVERLOOKING a serene GREENSPACE. The primary bedroom easily fits a king-sized bed and offers generous closet space. Second bedroom is well-sized and versatile, making it ideal for a home office or guest room. An upgraded four piece bath includes a sleek oversized GRANITE VANITY. Additional highlights include a European washer/dryer (as is), a large in-suite STORAGE room, and an ASSIGNED PARKING space for added convenience. Don't miss out on this incredible opportunity to own a move-in-ready condo in a prime location!

Built in 1973



## Essential Information

|                |                   |
|----------------|-------------------|
| MLS® #         | A2208050          |
| Price          | \$249,900         |
| Bedrooms       | 2                 |
| Bathrooms      | 1.00              |
| Full Baths     | 1                 |
| Square Footage | 828               |
| Acres          | 0.00              |
| Year Built     | 1973              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |

## Community Information

|             |                               |
|-------------|-------------------------------|
| Address     | 206, 4455a Greenview Drive Ne |
| Subdivision | Greenview                     |
| City        | Calgary                       |
| County      | Calgary                       |
| Province    | Alberta                       |
| Postal Code | T2E 6M1                       |

## Amenities

|                |                          |
|----------------|--------------------------|
| Amenities      | Laundry, Visitor Parking |
| Parking Spaces | 1                        |
| Parking        | Assigned, Stall          |

## Interior

|                   |                                                                                                           |
|-------------------|-----------------------------------------------------------------------------------------------------------|
| Interior Features | Granite Counters, No Animal Home, No Smoking Home                                                         |
| Appliances        | Dishwasher, Electric Stove, European Washer/Dryer Combination, Range Hood, Refrigerator, Window Coverings |
| Heating           | Baseboard                                                                                                 |
| Cooling           | None                                                                                                      |
| # of Stories      | 4                                                                                                         |
| Basement          | None                                                                                                      |

## Exterior

|                   |                    |
|-------------------|--------------------|
| Exterior Features | Balcony            |
| Construction      | Stucco, Wood Frame |

Foundation                      Poured Concrete

**Additional Information**

Date Listed                      April 4th, 2025  
Days on Market                29  
Zoning                              M-C2

**Listing Details**

Listing Office                    RE/MAX Real Estate (Mountain View)

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