



ID# 10728
MLS®# A1028832

\$199,900



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Bankview 31 2400 15 Street SW Calgary

Condo
Condo - Multiple Level
Year Built: 1980



2
Bedrooms



1
Bathrooms



843
Square Feet

For additional information on this listing
please call the Seller at:

403-999-1850

Property Highlights

Excellent 2-storey townhome in the desirable Tiboron Court of Bankview! This 2 bed, 1 bath home is in an ideal location & just a short walk to 17 Ave amenities. In-suite laundry, underground parking stall & separate storage locker! Step up to the main living area w/ a new countertop in the kitchen. Great sized living/dining rooms with NEW laminate floor and a wood-burning fireplace. Sunny SOUTH-facing balcony just off the living room. Upstairs, two good sized bedrooms, each with his & hers closets plus downtown views from the master! A 4-pce bath w/ new toilet plus stacked laundry complete the upper level. Many newer windows.

[A FULL DESCRIPTION OF THIS PROPERTY, CAN BE VIEWED ONLINE AT RHINOREALTY.COM/?ID=10728](https://rhinorealty.com/?ID=10728)



This Owner Participation client has chosen to deal directly with buyers, or buyer's agents, for all offers and negotiations. If you have viewed this property through the Seller, and now wish to submit an offer, please contact (or have your agent contact) the Seller directly at 403-999-1850.

All information is believed to be accurate, but is not guaranteed.
Property information should be verified by the buyer and/or buyer's agent.



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PROPERTY DETAILS

\$199,900

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31 2400 15 Street SW
Calgary, AB T2T 5S3

GENERAL DETAILS

Community: Bankview
Property Type: Condo
Style: Condo - Multiple Level, attached
Year Built: 1980
of Finished Levels: 2
Sq Ft Above Grade: 843
Total Dev'pd Sq Ft: 843
Front Windows Face: North
Back Yard Faces: South

INTERIOR

Bedrooms: 2 total; 2 above grade
Bathrooms: ; one 4-piece

| Rooms | Level | Size Feet | Size Metres |
|----------------|----------------|-----------|-------------|
| Living Room | Main Floor | 11.7x11.1 | 3.56x3.38 |
| Dining Room | Main Floor | 8.8x9.8 | 2.67x3.00 |
| Kitchen | Main Floor | 7.7x11.2 | 2.34x3.4 |
| Master Bedroom | Upper Floor(s) | 11.7x9.7 | 3.56x2.97 |
| Bedroom | Upper Floor(s) | 11.7x8.8 | 3.56x2.67 |

Basement: none
Flooring: laminate, tile, carpet
Fireplace(s): 1
Fireplace Fuel: Wood Burning
Heating: Hot Water Baseboard
Heat Fuel: Natural Gas
of Hot Water Tanks: 0
Included Items: refrigerator, electric stove, washer, dryer, dishwasher, all window coverings
Interior Features: no animals, no smoking

EXTERIOR

Exterior Finish: stucco
Foundation: Concrete
Roof: Asphalt
Parking Type: underground parking, stall 1
Total # of Parking Spots: 1
Location Attributes: public transportation nearby, shopping nearby, schools nearby, playground nearby, view
Yard and Exterior Features: deck
Acreage Features: municipal water

LEGAL, TAXES & FEES

Lot Dimensions Feet Metres

Property Taxes: \$1264, Annual
Condo Fee: \$569, Monthly
Condo Fee Includes: water & sewer, heat, parking, exterior maintenance, common property insurance, reserve fund contributions, management fees



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