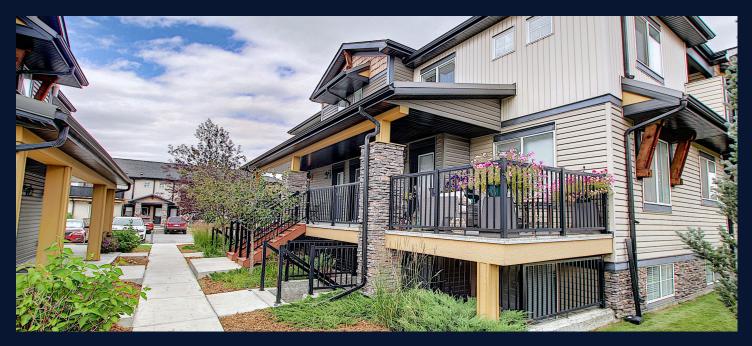
## **WELCOME TO CHINOOK GATE**



**TOWNHOUSE | 896 sq ft | 2 BEDROOMS | 2 BATHROOMS** 



## 11304, 2781 Chinook Winds Drive SW

This lovely and bright 2 bedroom, 2 bathroom condo unit is on the upper floor and has its own entrance that is covered! Features found in this unit are infloor heat, vaulted ceiling in kitchen and living room, a corner pantry, an island with eating bar, granite countertops throughout, and a large walk in closet, and ensuite off the master bedroom. This unit also boasts of a private covered balcony just off the dining room with a retractable screen door. Balcony is 8 2"x6 2" and faces SE. This location is hard to beat as it is right beside Chinook Winds Regional park, close to shopping and schools! Low maintenance living makes this home great for anyone who is retired, empty nesters, young single or couple as well as anyone looking to start a family! Its a great time to stop renting and get into the housing market! Home comes with all appliances and 1 assigned parking spot (No.11304). This unit is close to the street and there is lots of extra parking there as well a visitor parking for your guests. Book your showing today and come see if this place is right for you! MLS® #A1137204



Sarah Demi

**REALTOR®** 

**STONEMERE REAL ESTATE SOLUTIONS** 

#302 4014 Macleod Trail South

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Email: sarahmdemi@gmail.com





## 11304, 2781 Chinook Winds Drive SW

**Row/Townhouse** 

Possession: Negotiable

Neighbourhood: Chinook Gate

Built in: **2013** 

Exterior: Vinyl Siding

Construction: Wood Frame

Parking: One Assigned Parking

**Entry Level** 

Entry:  $7'11'' \times 5'0''$ 

**Main Level** 

Living Room: 11`8" x 11`6"

Kitchen: 8`7" x 11`6"

Dining Room: 10`7" x 6`4"

Primary Bedroom: 11`10" x 10`1"

Bedroom: 11`4" x 10`1"

Storage: 3`8" x 2`6"

**Features Included:** Ceiling Fan(s), Granite Counters, Kitchen Island, Separate Entrance, Walk-In Closet(s)

**Condo Fee Includes:** Maintenance Grounds, Professional Management, Reserve Fund Contributions, Sewer, Snow Removal, Trash,

Water Snow Removal, Trash



For more info, please contact Sarah Demi's Cell: 403.837.5363 Email: sarahmdemi@gmail.com

