



\$219,900

MLS# 202617334

2 Bedrooms | 1 Bathroom | 840 Sqft

Showings start immediately, offers Wed Aug 5 evening- Come and check out this view! Spectacular 15th floor facing South for sun all day long on your own 30 foot balcony! This two bedroom corner condo has been beautifully upgraded! Just under 900 sq ft! Open concept kitchen with a huge 5 ft x4 ft Island with a 'waterfalled' quartz counter top with easy seating for 3! Live edge wood counters and tiled backsplash too! Definitely a Chefs kitchen with tons of storage and room to move! Primary bedroom is super spacious with a walkthrough closet to the main bath! Vinyl plank flooring throughout. Living room has room for everything with newer patio doors leading to the private balcony over looking the Assiniboine River to watch the boats go by! Underground heated parking too! Building has a Rooftop patio, Gym on the main floor and a Party Room, with a Live in Caretaker ! All sized pet friendly! Great sense of community within the building in a fantastic downtown neighbourhood-bikepaths, Pickleball/Tennis courts and a dog park in the area!! Put this one on your list of must sees! - Blinds, Dishwasher, Dryer, Garage door opener, Garage door opener remote(s), Refrigerator, Stove, Washer, Window Coverings



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Lisa Derenchuk

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