

**3309, 3000 Sienna Park Green SW**  
**Calgary, Alberta**

**MLS # A2168969**



**\$345,000**

<b>Division:</b>	Signal Hill		
<b>Type:</b>	Residential/Low Rise (2-4 stories)		
<b>Style:</b>	Apartment		
<b>Size:</b>	994 sq.ft.	<b>Age:</b>	1999 (25 yrs old)
<b>Beds:</b>	2	<b>Baths:</b>	2
<b>Garage:</b>	Underground		
<b>Lot Size:</b>	-		
<b>Lot Feat:</b>	-		

<b>Heating:</b>	Boiler	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Laminate	<b>Sewer:</b>	-
<b>Roof:</b>	-	<b>Condo Fee:</b>	\$ 613
<b>Basement:</b>	-	<b>LLD:</b>	-
<b>Exterior:</b>	Mixed	<b>Zoning:</b>	M-C1
<b>Foundation:</b>	-	<b>Utilities:</b>	-
<b>Features:</b>	Elevator		

**Inclusions:** NA

This is one of the best 55+ communities to live in! Sienna Park Green is a meticulously maintained development with all the perks including a community center with regular events, fitness center, guest suite and recreation facilities. This large and open apartment has tons of natural light and plenty of space for everything that you need. Enjoy the sun on your beautiful balcony and enjoy some of the southern sun! The large primary bedroom has its own ensuite bathroom and the unit also boasts a second bedroom, bathroom and its own in suite laundry!! This amazing location in Signal Hill is very close to shopping centers, walk paths, 10 minutes to down town and a short drive to the mountains! Don't miss out and book your viewing today!