

# Welcome Home to

#500 804 18 Avenue SW



**Chris Zaharko**  
Associate

**ROYAL LEPAGE**  
**Benchmark**  
INDEPENDENTLY OWNED AND OPERATED, BROKER

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Welcome to Historic Anderson Estates! A beautiful heritage building with a rich history offering unique condo living! This 1 bedroom, 1 bathroom home has been updated while maintaining it's original charm. Unique features to this historical unit include original maple hardwood floors, 10' ceilings, 6' windows, built-in antique hutch & bookcase, dark stained 12" wide-oak baseboards and artwork ledges. The kitchen is bright and clean with white cabinets, under cabinet lighting, white quartz counter tops, stainless steel appliances (upgraded in 2017), all-in-one laundry, & new ceramic tile floors. The dining room and living room provide plenty of space to entertain. The bathroom features ½ subway tile walls, new floor tiles, and the original claw foot soaker tub! The building is quiet brick and concrete construction and has a full-time resident manager. There is a shared courtyard with conversation seating to enjoy those warm summer nights. Steps to the shoppes and restaurants on trendy 17th Ave. All amenities are within walking distance! Whether you commute or work from home, this is the perfect unit for anyone looking for a warm & classic living space mixed with the bustle of inner city!







MLS:	A1201983
Year Built:	1912
Style:	Single Level Unit
Total SqFt:	620.44
Taxes (2021):	\$2,181
Condo Fees	\$520.41/Monthly
Features:	Chandelier, Crown Molding, Elevator
Bedrooms:	1
Bathrooms	1

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