

303, 228 Pembina Avenue
Hinton, Alberta

MLS # A2146027



\$285,000

Division:	Mountain View		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment		
Size:	1,071 sq.ft.	Age:	2007 (17 yrs old)
Beds:	2	Baths:	2
Garage:	Heated Garage, Parkade, Stall		
Lot Size:	-		
Lot Feat:	-		

Heating: Baseboard, Hot Water, Natural Gas

Floors: Carpet, Hardwood

Roof: Asphalt Shingle

Basement: -

Exterior: Vinyl Siding, Wood Frame

Foundation: -

Features: Elevator

Water: -

Sewer: -

Condo Fee: \$ 618

LLD: -

Zoning: c-nod

Utilities: -

Inclusions: window coverings

Discover luxury living at Unit 303 in Mountain Terrace, ideally situated on the 3rd floor in the coveted northwest corner, offering breathtaking mountain views. This meticulously maintained home features pristine hardwood floors and boasts custom upgrades rarely found elsewhere in the complex. Designed with convenience in mind, the unit includes enhanced pantry space, supplementary storage, and a utility sink in the laundry room, along with sophisticated Hunter Douglas window coverings. The kitchen has been expanded to accommodate culinary enthusiasts, complementing the oversized living area that invites relaxation and entertainment. The condo comprises 2 bedrooms and 2 bathrooms, including a 3-piece ensuite with an oversized walk-in shower. Illuminated by ample natural light from its corner location, the living space exudes warmth and elegance. Step outside onto the expansive 25 x 30 L-shaped balcony, complete with two dedicated storage rooms, perfect for taking in the panoramic views. Residents of Mountain Terrace benefit from a host of amenities, including a spacious common area with a well-appointed kitchen and recreational room. Secure, heated indoor parking ensures peace of mind, with one assigned stall provided. This exceptional 45+ condominium represents a rare opportunity to own one of the finest residences in the building.