

\$179,000 - 301, 1712 38 Street Se, Calgary

MLS® #A2090932

\$179,000

2 Bedroom, 1.00 Bathroom, 756 sqft

Residential on 0.00 Acres

Forest Lawn, Calgary, Alberta

Attention, first time home buyers! This affordable TOP FLOOR, CORNER unit has been completely renovated in 2022. That means it has new vinyl flooring everywhere, new kitchen (new fridge 2020, new stove 2019) and a new bathroom (new bathroom sink, toilet, bathtub, tiles). The kitchen has smart sliding cabinet storage units built in. There are two good sized bedrooms. The master bedroom is on the corner and faces west/northwest and on a good, clear day you can see the downtown and Canada Olympic Park. Also, the window in the master bedroom was recently replaced and the closet doors were upgraded to the mirror sliding doors. Bonus is the UNDERGROUND HEATED parking with a stall that is only yours and the fully functional IN-SUITE laundry. There is an additional laundry room on the main floor of the building. The International Avenue had undergone a recent major redevelopment as a vibrant, thriving residential and commercial hub. You can walk to get your groceries at the closest general store, pharmacy and drug store, as well as multiple restaurants and bistros in the area. The public transit will get you to downtown Calgary within minutes.

Built in 1981

Essential Information

MLS® # A2090932

Price \$179,000



Sold Price	\$173,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	756
Acres	0.00
Year Built	1981
Type	Residential
Sub-Type	Apartment
Style	Low-Rise(1-4)
Status	Sold

Community Information

Address	301, 1712 38 Street Se
Subdivision	Forest Lawn
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2A 1H1

Amenities

Amenities	Coin Laundry, Parking, Trash
Parking Spaces	1
Parking	Heated Garage, Off Street, Parkade, Underground

Interior

Interior Features	See Remarks
Appliances	Electric Stove, Range Hood, Refrigerator, Washer/Dryer
Heating	Baseboard
Cooling	None
# of Stories	3

Exterior

Exterior Features	Other
Construction	Brick, Concrete, Stucco, Wood Frame

Additional Information

Date Listed	November 1st, 2023
Date Sold	November 28th, 2023

Days on Market	27
Zoning	M-C1
HOA Fees	0.00

Listing Details

Listing Office RE/MAX REAL ESTATE (CENTRAL)

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