

\$227,500 - 101, 60 38a Avenue Sw, Calgary

MLS® #A2123427

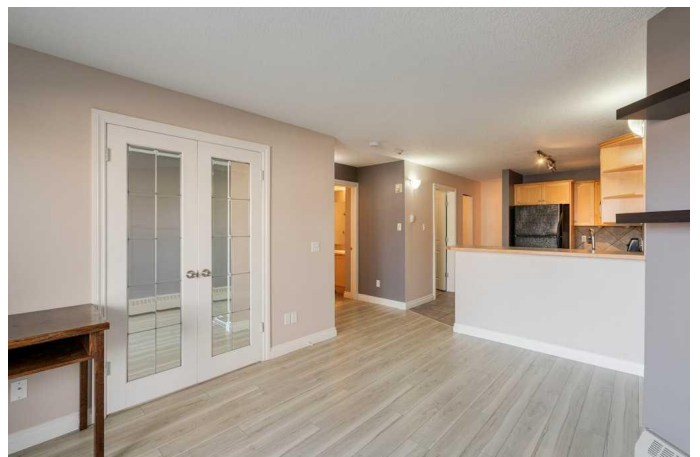
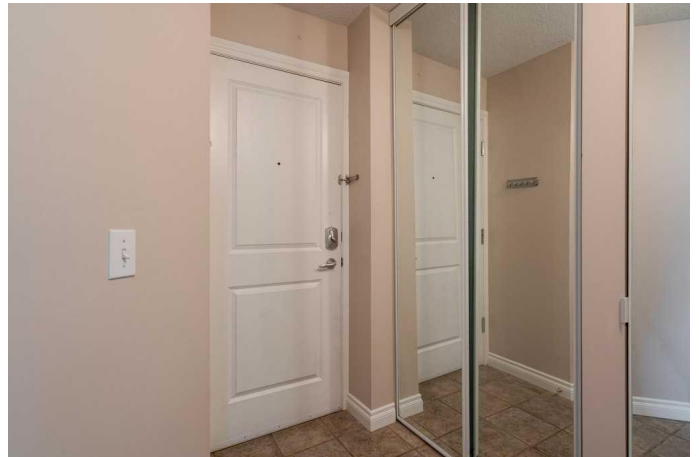
\$227,500

1 Bedroom, 1.00 Bathroom, 565 sqft

Residential on 0.00 Acres

Parkhill, Calgary, Alberta

Wow! Updated and Affordable living with Gated Parking and a Rooftop Patio in the desirable neighbourhood of Parkhill! This well-maintained one-bedroom unit boasts 565 SF of charming indoor living space and an additional 425+ SF of tranquil outdoor space on its own private oversized balcony. The thoughtful layout creates an excellent use of space providing for a good-sized kitchen, living room, bedroom, 4-pc. bathroom and Plenty of Storage. The open concept kitchen over looks the bright living area and balcony and features ample cabinets, counterspace, and a spacious eating bar while the living room offers a custom built-in desk equally perfect as an at-home workspace or quaint dining area. Pretty French doors lead into the lovely bedroom with a large window and open views to the balcony and trees beyond. With two front closets, a pantry closet, the bedroom closet, and a generous in-suite laundry / utility room, this special unit offers an abundance of storage space not often seen in a property of this type. With summer arriving, the expansive balcony is the ideal spot to create a beautiful and serene oasis to enjoy morning coffee, weekend afternoons, and dining Al Fresco under the stars. The rooftop patio with built-in seating, picnic tables, flower boxes, and BBQ offers a bonus gathering spot to watch the fireworks with friends and family. Other notable highlights of unit #101 and Parkview Terrace include: newer LVP flooring (2022), newer washer and dryer (2021), covered gated



parking with plug-in, building elevator, and an OUTSTANDING LOCATION close to Stanley Park, the walking and bike paths around the Elbow River, downtown, and amenity-rich Mission. This charming gem offers it all “affordable living, excellent indoor and outdoor living spaces, a fabulous inner-city location close to parks, downtown, and trendy Mission. Wow! An undeniably unique lifestyle awaits!

Built in 1982

Essential Information

MLS® #	A2123427
Price	\$227,500
Sold Price	\$219,500
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	565
Acres	0.00
Year Built	1982
Type	Residential
Sub-Type	Apartment
Style	Apartment
Status	Sold

Community Information

Address	101, 60 38a Avenue Sw
Subdivision	Parkhill
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2S 2Z9

Amenities

Amenities	Elevator(s), Other, Roof Deck, Secured Parking
Parking Spaces	1
Parking	Assigned, Covered, Gated, Secured, Stall

Interior

Interior Features	See Remarks
Appliances	Dishwasher, Garburator, Microwave Hood Fan, Refrigerator, Stove(s), Washer/Dryer
Heating	Baseboard
Cooling	None
# of Stories	4

Exterior

Exterior Features	Balcony, Other
Construction	Stone, Stucco, Wood Frame

Additional Information

Date Listed	April 17th, 2024
Date Sold	May 13th, 2024
Days on Market	26
Zoning	M-C1
HOA Fees	0.00

Listing Details

Listing Office	Coldwell Banker Mountain Central
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