

\$469,900 - 31, 209 17 Avenue Ne, Calgary

MLS® #A2125876

\$469,900

3 Bedroom, 2.00 Bathroom, 1,152 sqft

Residential on 0.00 Acres

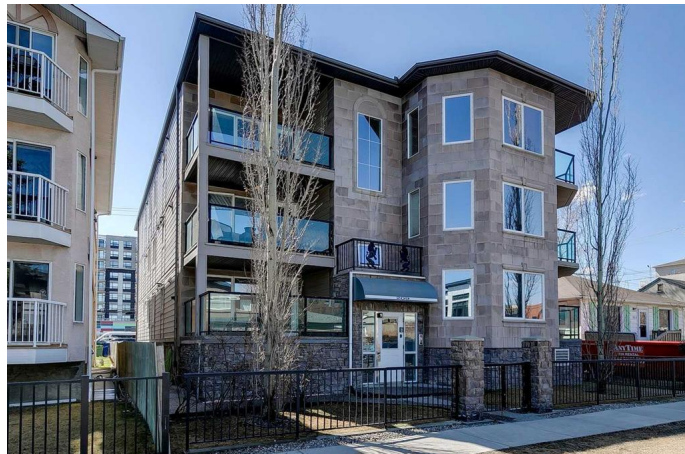
Tuxedo Park, Calgary, Alberta

TOP FLOOR CORNER UNIT – SOLID CONCRETE CONSTRUCTION. Small self-managed & well-maintained building with underground parking. Over 1150 sq. ft. of top-quality finishing in this immaculate spacious & bright 3 bdrm, 2 bath condo with 9 ft ceilings, 2 balconies, gorgeous hardwood & tile flooring plus granite countertops throughout! Very open floor plan featuring a good-sized foyer, large kitchen with extended height custom cabinetry & wide-open living room/dining room with access to a private balcony. Two good sized bedrooms plus a large den with double French doors (could easily be a 3rd bedroom) King size master with large walk-through closet & spa like 4-piece bath with soaker tub & pedestal sink & a private balcony with sunny south exposure. This level also includes a 2nd 4-piece bath, a separate laundry room & a furnace room with additional storage. Prime location close to restaurants, SAIT & transit plus easy access to downtown. A fabulous place to call home or an excellent opportunity for investment.

Built in 2007

Essential Information

MLS® #	A2125876
Price	\$469,900
Sold Price	\$452,000
Bedrooms	3



Bathrooms	2.00
Full Baths	2
Square Footage	1,152
Acres	0.00
Year Built	2007
Type	Residential
Sub-Type	Apartment
Style	Low-Rise(1-4)
Status	Sold

Community Information

Address	31, 209 17 Avenue Ne
Subdivision	Tuxedo Park
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2E 1L9

Amenities

Amenities	Parking
Parking Spaces	1
Parking	Assigned, Stall, Underground

Interior

Interior Features	Breakfast Bar, Chandelier, French Door, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, Storage
Appliances	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
# of Stories	3

Exterior

Exterior Features	Balcony
Roof	Asphalt Shingle
Construction	Composite Siding, Stone, Wood Siding
Foundation	Poured Concrete

Additional Information

Date Listed	April 26th, 2024
Date Sold	June 7th, 2024
Days on Market	42
Zoning	M-C2
HOA Fees	0.00

Listing Details

Listing Office RE/MAX Landan Real Estate

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