

# \$250,000 - 2b, 515 17 Avenue Sw, Calgary

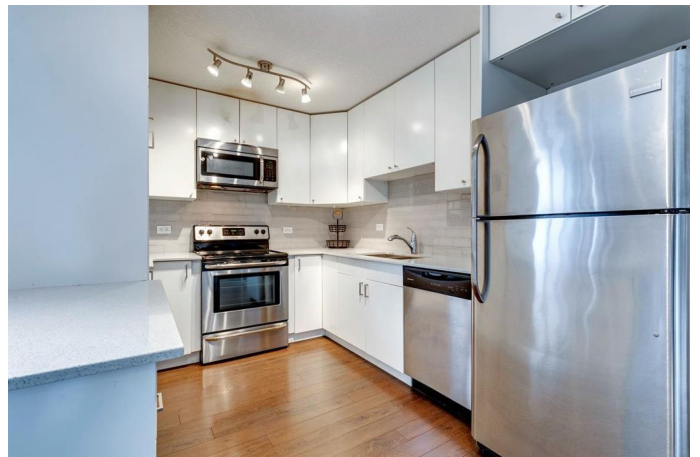
MLS® #A2128230

**\$250,000**

2 Bedroom, 1.00 Bathroom, 812 sqft  
Residential on 0.00 Acres

Cliff Bungalow, Calgary, Alberta

STUNNING DOWNTOWN SKYLINE VIEWS FROM THIS NORTH FACING RENOVATED **\*\*END\*\*** UNIT! 2 beds, 1 bath and underground titled parking! WOW! The entire North side of the unit is windows. So bright! Beautiful glossy white kitchen with white quartz countertops and steel appliances. Massive open concept living room and dining room. Durable laminate floors. Bathroom with extended countertops and stunning tile work. Two spacious bedrooms with large windows and big closets. Second floor unit, but based on how the building is built, it's like it is 3 stories off the ground. Sizeable patio with great views. Soak up the live action 17th has to offer in the summer months! Underground heated and titled parking (stall is oversized at 7 feet wide!) Condo fees include heat, water, insurance and parking. **THIS UNIT COMES FULLY FURNISHED, RIGHT DOWN TO THE PLATES IN THE CUPBOARDS.** Move right in! Common laundry in the hallway. Option to add laundry in suite. Many units have added this and it is permitted. This building is an artists canvas with painted murals on the side by renowned local artists. Live in a landmark building! The main level offers an incredible bakery and convenience store, cell phone repair, hair dresser, massage and liquor store. Located across from the Ship and Anchor and so many trendy 17th ave restaurants. This location cannot be beat! **FULLY FURNISHED, FULLY RENTABLE, FULLY WALKABLE!** Get in right before the busy summer season starts!



Built in 1964

## Essential Information

|                |                |
|----------------|----------------|
| MLS® #         | A2128230       |
| Price          | \$250,000      |
| Sold Price     | \$260,000      |
| Bedrooms       | 2              |
| Bathrooms      | 1.00           |
| Full Baths     | 1              |
| Square Footage | 812            |
| Acres          | 0.00           |
| Year Built     | 1964           |
| Type           | Residential    |
| Sub-Type       | Apartment      |
| Style          | High-Rise (5+) |
| Status         | Sold           |

## Community Information

|             |                      |
|-------------|----------------------|
| Address     | 2b, 515 17 Avenue Sw |
| Subdivision | Cliff Bungalow       |
| City        | Calgary              |
| County      | Calgary              |
| Province    | Alberta              |
| Postal Code | T2S 0A9              |

## Amenities

|                |                                     |
|----------------|-------------------------------------|
| Amenities      | None                                |
| Parking Spaces | 1                                   |
| Parking        | Heated Garage, Parkade, Underground |

## Interior

|                   |   |
|-------------------|---|
| Interior Features | No Animal Home, No Smoking Home, Quartz Counters, Vinyl Windows |
| Appliances        | Dishwasher, Electric Range, Microwave Hood Fan, Refrigerator    |
| Heating           | Baseboard   |
| Cooling           | None  |
| # of Stories      | 7   |

## Exterior

|                   |         |
|-------------------|---------|
| Exterior Features | Balcony |
|-------------------|---------|

Construction      Brick

### **Additional Information**

Date Listed      May 2nd, 2024  
Date Sold      May 12th, 2024  
Days on Market      9  
Zoning      C-COR1 f3.0h23  
HOA Fees      0.00

### **Listing Details**

Listing Office      URBAN-REALTY.ca

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