

\$400,000 - 311, 1808 36 Avenue Sw, Calgary

MLS® #A2130014

\$400,000

2 Bedroom, 2.00 Bathroom, 1,073 sqft

Residential on 0.00 Acres

Altadore, Calgary, Alberta

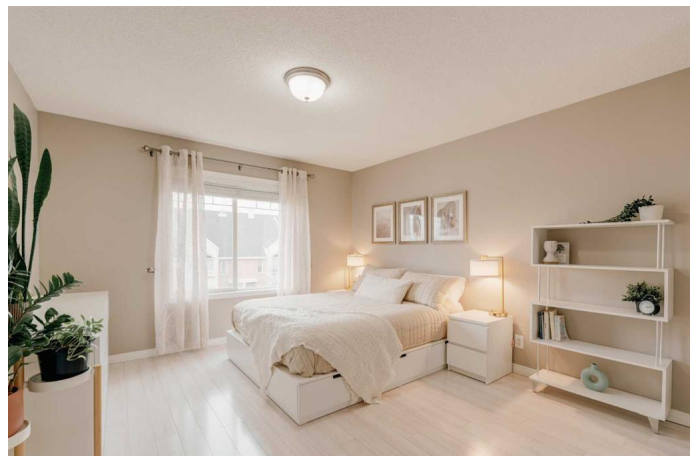
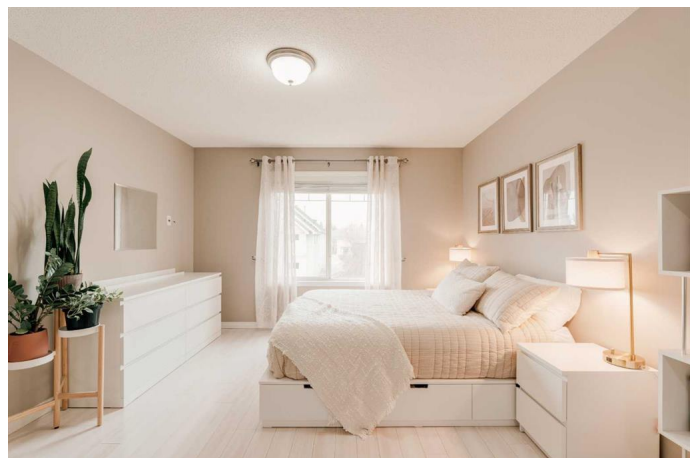
Step into this stunning top-floor unit with southeast exposure in the vibrant community of Marda Loop! With just over 1000 square feet of living space, this 2 bedroom, 2 bathroom is complete with a titled underground parking stall. The kitchen features granite countertops, stainless steel appliances, a convenient pantry, and an eating bar. The spacious primary bedroom is bathed in natural light from large windows and offers a walk-through closet leading to a full ensuite bathroom. The second bedroom features lofted high ceilings and plenty of closet space. The dining area flows seamlessly into the living area complete with a gas fireplace. From there you will find access to the spacious balcony. Finishing off this unit is laundry in-suite, a large storage area and an additional full bathroom. Nestled in the heart of Marda Loop, residents will enjoy easy access to an array of amenities, including fantastic restaurants, boutique shopping, grocery stores, schools, and parks. With major roadways like Crowchild, 14th Street, and Glenmore nearby, commuting is a breeze. This is an excellent opportunity to experience luxury living in this quiet and trendy neighbourhood.

Built in 2002

Essential Information

MLS® # A2130014

Price \$400,000



Sold Price	\$452,500
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,073
Acres	0.00
Year Built	2002
Type	Residential
Sub-Type	Apartment
Style	Low-Rise(1-4)
Status	Sold

Community Information

Address	311, 1808 36 Avenue Sw
Subdivision	Altadore
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2T6J2

Amenities

Amenities	Elevator(s), Secured Parking, Visitor Parking
Parking Spaces	1
Parking	Underground

Interior

Interior Features	Closet Organizers, Granite Counters, High Ceilings, No Smoking Home, Open Floorplan, Pantry, Walk-In Closet(s)
Appliances	Dishwasher, Electric Stove, Garage Control(s), Microwave, Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings
Heating	In Floor
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
# of Stories	4

Exterior

Exterior Features	Balcony
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Construction Brick, Concrete, Vinyl Siding, Wood Frame

Additional Information

Date Listed May 9th, 2024
Date Sold May 14th, 2024
Days on Market 5
Zoning (M-C1)
HOA Fees 0.00

Listing Details

Listing Office RE/MAX Real Estate (Central)

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