

\$329,900 - 304, 117 19 Avenue Ne, Calgary

MLS® #A2130812

\$329,900

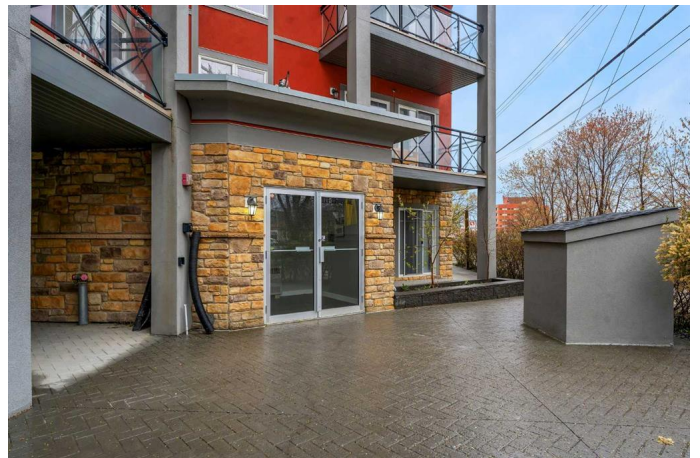
2 Bedroom, 2.00 Bathroom, 982 sqft

Residential on 0.00 Acres

Tuxedo Park, Calgary, Alberta

END UNIT + TOP FLOOR | 2 BED - 2 BATH |
UNDERGROUND PARKING | 980 SF+ |
TITLED UNDERGROUND HEATED
PARKING

Experience contemporary urban living at its finest in this stunning 2-bedroom, 2-bathroom condo nestled in the heart of Calgary's vibrant Tuxedo Park neighborhood. Situated on the top floor and serving as an end unit, this residence offers sought-after privacy and sweeping views. The property features updated paint, baseboards, and flooring. What catches the eye is the magnificent 9 ft knockdown ceilings which create a sense of spaciousness. Sunlight streams effortlessly through the expansive vinyl windows, allowing for tons of natural light. The foyer welcomes you with a dedicated laundry room boasting ample storage space, while the sizeable living area seamlessly connects to a private balcony, ideal for outdoor relaxation. The well-appointed kitchen features sleek cabinetry and modern appliances, enhancing both style and functionality. The condo includes a generous master bedroom which boasts a walk-in closet and a luxurious 4-piece ensuite. There is also another good-sized bedroom adjacent to a 3-piece bathroom offering convenience and comfort. Additional highlights include titled underground parking in a heated garage - perfect for those snowy, cold winter days. Enjoy the convenience of high-amenity living in this centrally located



gemâ€”schedule your private viewing today!

Built in 2011

Essential Information

MLS® #	A2130812
Price	\$329,900
Sold Price	\$319,500
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	982
Acres	0.00
Year Built	2011
Type	Residential
Sub-Type	Apartment
Style	Low-Rise(1-4)
Status	Sold

Community Information

Address	304, 117 19 Avenue Ne
Subdivision	Tuxedo Park
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2E 1N9

Amenities

Amenities	Elevator(s)
Parking Spaces	1
Parking	Heated Garage, Secured, Titled, Underground

Interior

Interior Features	Closet Organizers, Granite Counters, See Remarks, Storage, Walk-In Closet(s)
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer
Heating	Forced Air
Cooling	None

of Stories 3

Exterior

Exterior Features Balcony, Other
Lot Description City Lot, Street Lighting
Construction Stone, Stucco, Wood Frame
Foundation Poured Concrete

Additional Information

Date Listed May 10th, 2024
Date Sold June 29th, 2024
Days on Market 50
Zoning M-C1
HOA Fees 0.00

Listing Details

Listing Office Real Broker

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