

\$399,900 - 4, 2208 29 Street Sw, Calgary

MLS® #A2148340

\$399,900

2 Bedroom, 2.00 Bathroom, 1,272 sqft

Residential on 0.00 Acres

Killarney/Glengarry, Calgary, Alberta

Lovely TOP FLOOR, 2 Bed, 2 Bath bungalow style condo in Killarney, with TWO Titled Underground Parking stalls. Bright & Sunny with 3 Bay Windows, and both East AND West exposure, allowing for an abundance of natural light & gentle cross breezes in the summer. Open living area with room for large table in Dining area, Cozy gas fireplace, bay window & built-in cabinetry in the Living Room.

Functional office tucked away behind a shelving unit with built-in desk & window for natural light. Newer Carpet throughout (installed 2 years ago, and in pristine condition). Kitchen opens to Dining Room & has plenty of cabinetry and counter space, Breakfast Nook, Dishwasher, Gas Stove, Over the Range Microwave, & full sized fridge. Gas hookup for BBQ on balcony. Master Bedroom has large (7'x7'9") Walk In Closet, Large West Windows & 4pc ensuite w bathtub. 2nd Bedroom is across the hall from main 3pc bathroom which boasts a Steam Shower. Balcony is just off the Dining room, and has Gas line for BBQ. Killarney is a Vibrant and Desirable Area: shops, restaurants, pubs, close to shopping malls, Walk to LRT, River pathway system, Killarney Pool, & under 10 minutes to Downtown. 2 TITLED UNDERGROUND PARKING STALLS. Additional underground parking stalls for visitors, available for rent to owners during winter months. Storage lockers in parkade are rented for \$15 per month (first come first served basis - assessed yearly). Hardwired



smoke detector. Cats and Dogs allowed. (No Snakes, rodents, reptiles or arachnids allowed. Fish tanks maximum size is 10 Gallons.) This is the second largest unit in the complex, on the TOP FLOOR with no-one above. Don't miss out - this one won't last!!

Built in 1997

Essential Information

MLS® #	A2148340
Price	\$399,900
Sold Price	\$388,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,272
Acres	0.00
Year Built	1997
Type	Residential
Sub-Type	Row/Townhouse
Style	Bungalow
Status	Sold

Community Information

Address	4, 2208 29 Street Sw
Subdivision	Killarney/Glengarry
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3E 2K2

Amenities

Amenities	None
Parking Spaces	2
Parking	Parkade, Titled, Underground

Interior

Interior Features	Bookcases, Breakfast Bar, Built-in Features, Closet Organizers, No
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	Animal Home, No Smoking Home, Open Floorplan, Walk-In Closet(s)
Appliances	Dishwasher, Garage Control(s), Gas Range, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room
# of Stories	2
Basement	None

Exterior

Exterior Features	Balcony, BBQ gas line
Lot Description	Back Lane
Roof	Asphalt Shingle
Construction	Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	July 31st, 2024
Date Sold	September 5th, 2024
Days on Market	36
Zoning	M-CG d111
HOA Fees	0.00

Listing Details

Listing Office	Royal LePage Benchmark
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