

# \$210,000 - 104, 525 22 Avenue Sw, Calgary

MLS® #A2154293

## \$210,000

1 Bedroom, 1.00 Bathroom, 520 sqft

Residential on 0.00 Acres

Cliff Bungalow, Calgary, Alberta

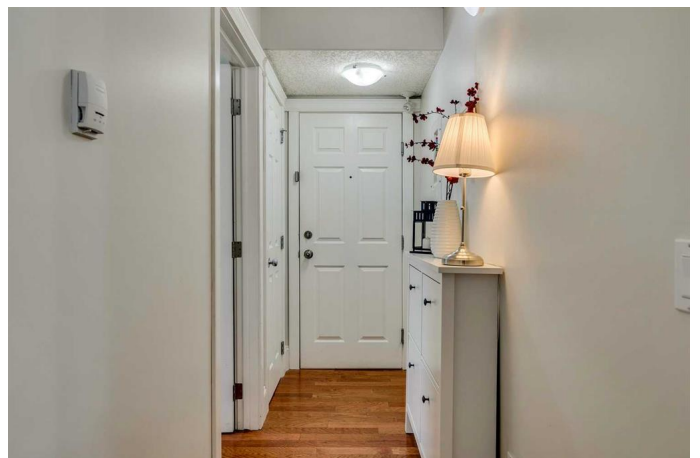
Great opportunity to own on a quiet street in Cliff Bungalow. This cute 1 bed 1 bath condo has a great open plan main living area.

Modern updates includes stainless steel appliances including a new refrigerator and stove, granite counters, newer cupboards, in-suite laundry, newer roller blinds and screens and fresh paint throughout. Updated bathroom with a deep soaker tub. Assigned parking stall steps from the back door. Steps from 4th Street Entertainment and shopping district and transit. Easy walking distance to DT.

Built in 1965

## Essential Information

|                |               |
|----------------|---------------|
| MLS® #         | A2154293      |
| Price          | \$210,000     |
| Sold Price     | \$209,900     |
| Bedrooms       | 1             |
| Bathrooms      | 1.00          |
| Full Baths     | 1             |
| Square Footage | 520           |
| Acres          | 0.00          |
| Year Built     | 1965          |
| Type           | Residential   |
| Sub-Type       | Apartment     |
| Style          | Low-Rise(1-4) |
| Status         | Sold          |



## Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 104, 525 22 Avenue Sw |
| Subdivision | Cliff Bungalow        |
| City        | Calgary               |
| County      | Calgary               |
| Province    | Alberta               |
| Postal Code | T2S 0H5               |

## Amenities

|                |                 |
|----------------|-----------------|
| Amenities      | None            |
| Parking Spaces | 1               |
| Parking        | Assigned, Stall |

## Interior

|                   |                                                                                               |
|-------------------|-----------------------------------------------------------------------------------------------|
| Interior Features | Granite Counters, See Remarks                                                                 |
| Appliances        | Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings |
| Heating           | Baseboard, Natural Gas                                                                        |
| Cooling           | None                                                                                          |
| # of Stories      | 4                                                                                             |

## Exterior

|                   |                         |
|-------------------|-------------------------|
| Exterior Features | None                    |
| Roof              | Flat Torch Membrane     |
| Construction      | Brick, Concrete, Stucco |

## Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | July 31st, 2024   |
| Date Sold      | August 14th, 2024 |
| Days on Market | 14                |
| Zoning         | M-C2              |
| HOA Fees       | 0.00              |

## Listing Details

|                |                                       |
|----------------|---------------------------------------|
| Listing Office | Sotheby's International Realty Canada |
|----------------|---------------------------------------|

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