

\$379,900 - 2, 1940 24a Street Sw, Calgary

MLS® #A2159359

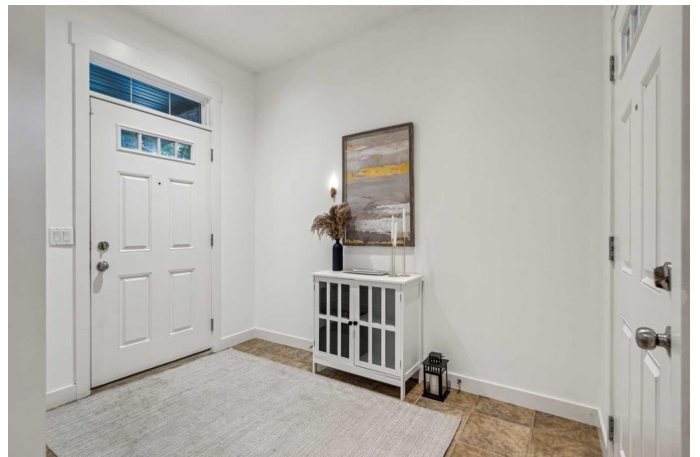
\$379,900

2 Bedroom, 1.00 Bathroom, 1,006 sqft

Residential on 0.00 Acres

Richmond, Calgary, Alberta

Welcome to this beautiful corner unit townhouse, nestled on a quiet street in the heart of Richmond. Located just minutes from downtown and the vibrant 17th Avenue, this single-level bungalow-style home provides an ideal urban retreat. Enjoy the convenience of having a private entrance and two cozy balconies. Upon entering, you're welcomed by a beautiful foyer that sets the tone for the rest of the home. The interior features fresh paint, new light fixtures, and warm hardwood flooring that complements the high ceilings and expansive windows. The in-floor heating system ensures a comfortable space throughout the year. The main living area is highlighted by a stunning living room with a fireplace, built-in shelving, and French doors that open to a private balcony—perfect for relaxing or entertaining. The dining room is spacious enough to accommodate a full-size table and is illuminated by a modern, dimmable light fixture, making it ideal for hosting gatherings. The kitchen features a timeless design with wood cabinets, a simple backsplash, and a window over the sink that brings in natural light. The U-shaped layout provides ample counter space, and the eating bar offers a perfect spot for casual dining or gathering with friends. This unit includes two generously sized bedrooms with large closets, providing plenty of storage space. The primary bedroom is a true retreat, with elegant French doors leading to its own private balcony. Additional conveniences include



in-suite laundry, an assigned parking stall, and a storage locker. The complex is beautifully maintained with gorgeous landscaping, adding to the overall appeal. Enjoy the many amenities of the Richmond/Killarney area, including nearby parks, shopping, schools, and walking paths—all just steps away. This truly feels like home.

Built in 2007

Essential Information

MLS® #	A2159359
Price	\$379,900
Sold Price	\$379,900
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	1,006
Acres	0.00
Year Built	2007
Type	Residential
Sub-Type	Row/Townhouse
Style	Bungalow
Status	Sold

Community Information

Address	2, 1940 24a Street Sw
Subdivision	Richmond
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3E 1V3

Amenities

Amenities	Storage, Visitor Parking
Parking Spaces	1
Parking	Alley Access, Assigned, Off Street, Paved, Stall

Interior

Interior Features	Built-in Features, French Door, Granite Counters, Open Floorplan
Appliances	Dishwasher, Dryer, Electric Range, Microwave Hood Fan, Refrigerator, Washer
Heating	In Floor
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Basement	None

Exterior

Exterior Features	Balcony, Private Entrance
Lot Description	Back Lane, Front Yard, Landscaped
Roof	Asphalt Shingle
Construction	Stone, Stucco
Foundation	Poured Concrete

Additional Information

Date Listed	August 21st, 2024
Date Sold	August 30th, 2024
Days on Market	9
Zoning	M-C1
HOA Fees	0.00

Listing Details

Listing Office	RE/MAX iRealty Innovations
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