

\$424,900 - 1, 2208 29 Street Sw, Calgary

MLS® #A2164460

\$424,900

2 Bedroom, 2.00 Bathroom, 1,267 sqft

Residential on 0.00 Acres

Killarney/Glengarry, Calgary, Alberta

Welcome to this hidden gem in the inner city! This beautiful 1,267 sq foot, 2 bedroom, 2 bathroom home will be your oasis in the lovely community of Killarney. This is one of only 3 like units in the complex. Enjoy the warmth that the natural light brings from morning to sunset. As you enter, you will be impressed by the large living space that includes a gas fireplace for those chilly autumn/winter days. Hardwood flooring in the common living areas adds a touch of elegance to this great home. An open floorplan guides you from the living room to the dining room and then on to the spacious kitchen with more windows. Enjoy a massive exclusive patio, just steps from the kitchen, for a relaxing coffee in the morning, a BBQ, or a glass of wine in the evening. This home offers a great deal of storage, with a separate utility room for the laundry, furnace and hot water tank which were replaced in 2022. Down the hallway you will find two large bedrooms, the primary bedroom boasting a walk-through closet leading to a 4 piece ensuite. There is an additional 3 piece bathroom conveniently situated opposite the spacious 2nd bedroom. There is an underground titled (secured access), heated parking stall for your car and additional storage (negotiable, pending availability). This is a fantastic, pet friendly, well managed complex in a very quiet location, close to the two LRT stations, the Killarney Aquatic Centre (5 minute walk) and many other amenities including coffee shops, 17 Avenue and a park



across the street. Don't hesitate to visit this beautiful home!

Built in 1997

Essential Information

MLS® #	A2164460
Price	\$424,900
Sold Price	\$422,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,267
Acres	0.00
Year Built	1997
Type	Residential
Sub-Type	Row/Townhouse
Style	Townhouse
Status	Sold

Community Information

Address	1, 2208 29 Street Sw
Subdivision	Killarney/Glengarry
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3E 2K2

Amenities

Amenities	None
Parking Spaces	1
Parking	Parkade, Titled, Underground

Interior

Interior Features	No Smoking Home, Open Floorplan
Appliances	Dishwasher, Electric Stove, Garburator, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Fireplace(s), Forced Air
Cooling	None

Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
# of Stories	1
Basement	None

Exterior

Exterior Features	Balcony, Private Entrance
Lot Description	See Remarks
Roof	Asphalt
Construction	Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	September 11th, 2024
Date Sold	September 24th, 2024
Days on Market	13
Zoning	M-CG d111
HOA Fees	0.00

Listing Details

Listing Office	eXp Realty
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