

\$375,000 - 217, 527 15 Avenue Sw, Calgary

MLS® #A2164605

\$375,000

2 Bedroom, 1.00 Bathroom, 842 sqft

Residential on 0.00 Acres

Beltline, Calgary, Alberta

****OPEN HOUSE SUNDAY 1ST DECEMBER
2PM TO 4PM****Charming 2 BED
stacked-townhome with DOWNTOWN VIEWS
in a secure gated condominium complex,
steps from downtown and the popular 17th
Avenue and Mission area. With titled
UNDERGROUND PARKING stall, and storage
locker, this PET FRIENDLY condo is perfect
for urbanites looking for something a little
different.

Newly renovated with QUARTZ COUNTERS
in the kitchen and bathroom with brand new
sinks and faucets. STAINLESS STEEL
APPLIANCES with brand new fridge, stove,
and hood fan. Brand new carpet on the upper
floor and stairs, and VINYL PLANK in the
living/dining area. Freshly painted, new blinds
and door hardware finish off the updates.
The property features a spacious kitchen, with
large pantry closet, an abundance of cabinet
and counter space, breakfast bar, and new
stainless steel undermount sink with modern
chrome pull-out faucet with spray. French
doors from the kitchen open onto the balcony
with gas-line for BBQ and downtown views.
The open plan living/dining area features a
GAS FIREPLACE, ceiling fan, and a practical
understairs coat/storage closet.

On the upper level you will find a spacious
master bedroom with double closets and
downtown views. The cheater ensuite
bathroom, accessed from the master bedroom
or the hallway, features a spacious vanity with
white porcelain sink and chrome faucet. The



2nd bedroom is a good-sized and has the benefit of private access to the exterior. The second bedroom could easily function as an office, or even a TV room. The laundry closet is conveniently located on the this level, and there is a nook space that could be utilized for storage.

Covered walkways around the complex lead to a central indoor elevator lobby taking you to the parkade or main floor courtyard. The central courtyard with water feature and landscaping provides a tranquil oasis, yet stepping through the grand private entry gate you are just around the corner from vibrant inner-city life.

Condo fees include heat, water, gas, insurance, trash/recycling, snow removal, landscaping, and reserve fund. You pay your own electricity.

This unit is perfect for anyone looking for a maintenance free lifestyle in very walkable neighbourhood. Come and see why this could be a smart move for you!

Built in 2000

Essential Information

MLS® #	A2164605
Price	\$375,000
Sold Price	\$355,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	842
Acres	0.00
Year Built	2000
Type	Residential
Sub-Type	Apartment
Style	Stacked Townhouse
Status	Sold

Community Information

Address	217, 527 15 Avenue Sw
Subdivision	Beltline
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2R 1R5

Amenities

Amenities	Elevator(s), Gazebo, Secured Parking, Storage, Trash, Visitor Parking
Parking Spaces	1
Parking	Stall, Underground

Interior

Interior Features	Breakfast Bar, Ceiling Fan(s), Vinyl Windows, Pantry, Quartz Counters
Appliances	Dishwasher, Microwave, Refrigerator, Range, Range Hood, Washer/Dryer Stacked, Window Coverings
Heating	In Floor
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
# of Stories	4

Exterior

Exterior Features	Courtyard
Roof	Membrane
Construction	Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	September 11th, 2024
Date Sold	December 10th, 2024
Days on Market	90
Zoning	CC-MH
HOA Fees	0.00

Listing Details

Listing Office	2% Realty
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