

# \$230,000 - 301, 1828 12 Avenue Sw, Calgary

MLS® #A2249302

**\$230,000**

2 Bedroom, 1.00 Bathroom, 777 sqft

Residential on 0.00 Acres

Sunalta, Calgary, Alberta

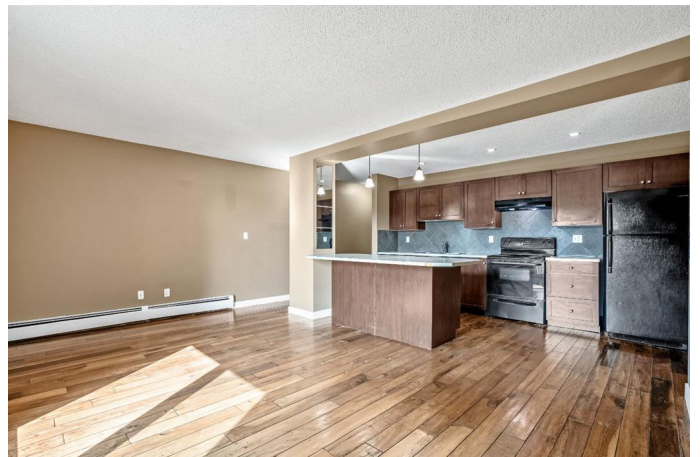
Why rent when you can own your own home in the highly sought-after community of Sunalta. Enjoy easy access to everything urban living offers, including LRT access at Sunalta Station, boutique shopping, the Bow River pathways, trendy 17th Ave's amazing restaurants and bars, along with Community Foods grocery store just minutes away. This beautifully updated condo features a bright functional layout. As you enter you will notice the gleaming walnut hardwood flooring, and elegant maple cabinets in the kitchen. The spacious kitchen, is complete with a large moveable island, that seamlessly connects to the inviting living room and dining area. Step out onto the Sunny South facing balcony with stylish glass railing, perfect for relaxing evenings. There are two generous sized bedrooms, an in suite laundry room and a modern 4 piece bath with tile flooring. This private corner unit is move in ready and in pet friendly building (with board approval). Whether you're a first-time buyer, downsizer, or investor, this Sunalta condo offers the perfect blend of comfort, style, and location. Schedule your private tour today and experience the best of downtown Calgary living!

Built in 1978

## Essential Information

MLS® #

A2249302



Price	\$230,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	777
Acres	0.00
Year Built	1978
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### Community Information

Address	301, 1828 12 Avenue Sw
Subdivision	Sunalta
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3C 0R6

### Amenities

Amenities	Parking, Trash
Parking Spaces	1
Parking	Off Street, Stall

### Interior

Interior Features	No Smoking Home, Open Floorplan
Appliances	Dishwasher, Electric Stove, Range Hood, Refrigerator, Washer/Dryer Stacked
Heating	Baseboard
Cooling	None
# of Stories	4

### Exterior

Exterior Features	Balcony, Other
Construction	Stucco, Wood Frame, Wood Siding

### Additional Information

Date Listed	September 29th, 2025
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Zoning

M-C2

Listing Details

Listing Office

CIR Realty

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