

# \$225,000 - 406, 104 24 Avenue Sw, Calgary

MLS® #A2217798

## \$225,000

1 Bedroom, 1.00 Bathroom, 425 sqft  
Residential on 0.00 Acres

Mission, Calgary, Alberta

OPEN HOUSE JULY 13 1-3PM!!! Own a gem by the river! This renovated TOP floor unit offers convenience and comfort in urban living. You'll find upgraded stainless steel appliances in the open concept kitchen with extra long quartz countertops for efficiency of space. This specific unit also boasts in suite laundry with it's European style washer/dryer combo so you never have to leave your home to do laundry. Enjoy the afternoon sun and views of downtown on your large, covered patio, cozy up in front of the electric fireplace or kick your feet up in your oversized bedroom. And no need to worry about closet space, this unit has plenty! A large wall of built in organization along with the dressing corner allows all your things to stay in their place. This bright and airy unit has an assigned parking stall but is also close to parks & walking paths along the river or any amenities you can think of; you'll be walking distance to some of the best restaurants in the city! Whether you're a first time buyer, a professional wanting your own space in the downtown core, or an investor looking to expand your real estate portfolio, look no further! This turn key condo is exactly what you need - call your favourite realtor today to book a private showing.

Built in 1971

## Essential Information

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Price	\$225,000
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	425
Acres	0.00
Year Built	1971
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### **Community Information**

Address	406, 104 24 Avenue Sw
Subdivision	Mission
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2S 0J9

### **Amenities**

Amenities	Coin Laundry, Trash
Parking Spaces	1
Parking	Off Street, Stall, Covered

### **Interior**

Interior Features	Open Floorplan, Quartz Counters
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, European Washer/Dryer Combination
Heating	Baseboard
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
# of Stories	4

### **Exterior**

Exterior Features	Balcony
Construction	Brick, Wood Frame

## **Additional Information**

Date Listed	May 7th, 2025
Days on Market	69
Zoning	DC

## **Listing Details**

Listing Office	CIR Realty
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