

203, 320 24 Avenue SW
Calgary, Alberta

MLS # A2226276



\$249,900

Division:	Mission		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	611 sq.ft.	Age:	1971 (54 yrs old)
Beds:	1	Baths:	1
Garage:	Alley Access, Assigned, Parking Lot, Plug-In, Stall		
Lot Size:	-		
Lot Feat:	-		
Heating:	Baseboard, Hot Water		Water: -
Floors:	Carpet, Vinyl Plank		Sewer: -
Roof:	-		Condo Fee: \$ 381
Basement:	-		LLD: -
Exterior:	Brick, Concrete		Zoning: DC (pre 1P2007)
Foundation:	-		Utilities: -
Features:	Breakfast Bar, Closet Organizers, Laminate Counters, No Animal Home, No Smoking Home, Open Floorplan, Vinyl Windows		
Inclusions:	N/A		

Welcome to this beautifully renovated 1-bedroom, 1-bathroom condo, perfectly positioned just one block from Calgary’s vibrant 4th Street and two blocks from the scenic Elbow River pathways. Boasting modern design and timeless finishes, this stylish unit offers the ideal blend of urban convenience and natural beauty. Whether you’re a first-time buyer, downsizer, or investor, this home delivers unbeatable walkability and a lifestyle you’ll love. Inside, no detail has been overlooked. The kitchen features sleek crisp white cabinetry, rich countertops, stainless steel appliances, and a functional open-concept layout perfect for entertaining. The spacious living area is flooded with natural light and offers access to an expansive private balcony, where you can enjoy your morning coffee or evening wine. The updated bathroom is a spa-like retreat, with an expansive vanity, large soaker tub and glass sliders. At the end of a long day, retreat to your spacious bedroom, including ample closet space and a serene atmosphere. Step outside and you’re moments away from some of the city’s best restaurants, cafes, boutique shops, and fitness studios. Enjoy quick access to the downtown core, public transit, and the river pathways for walking, running, or cycling. This move-in-ready condo offers the ultimate inner-city lifestyle in one of Calgary’s most sought-after neighbourhoods.