



# 1826 11 Avenue Calgary Alberta

\$224,900

Prime Location in Sunalta! Discover this beautifully maintained 1-bedroom, 1-bath condo in one of Calgary's most sought-after neighborhoods. Ideal for both comfortable living and savvy investing, this turn-key property is offered at an exceptional value. Step into a well-designed floor plan featuring hardwood flooring throughout. The galley kitchen is a highlight, boasting sleek granite countertops, modern cabinets, and updated appliances. The unit also benefits from newer windows and sliding patio door. Enjoy the convenience of having an LRT station, schools, playgrounds, shopping, and public transit all within walking distance. Included in the condo fees are heat and water, simplifying your monthly budget. The property has been well maintained including updates to common areas and the interior of the unit. Additional features include a maintenance-free balcony, assigned parking stall, and in-suite laundry with extra storage. The bathroom has also been recently updated. This condo offers the best of inner-city living. Don't miss this opportunity--schedule your viewing today and experience all that this exceptional property has to offer! (id:6769)

Foyer 8.17 Ft x 6.08 Ft  
Storage 9.67 Ft x 2.83 Ft  
Primary Bedroom 13.92 Ft x 9.67 Ft  
4pc Bathroom 8.50 Ft x 4.83 Ft  
Living room 15.58 Ft x 10.50 Ft

Dining room 7.83 Ft x 4.67 Ft  
Other 9.58 Ft x 7.17 Ft  
Laundry room 2.92 Ft x 2.75 Ft  
Other 12.33 Ft x 3.58 Ft

Listing Presented By:



Originally Listed by:  
eXp Realty



See

**Mirror**

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