



1507 Centre A Street Calgary Alberta

\$299,900

This modern 2-bed, 1-bath condo in desirable Crescent Heights offers the perfect mix of comfort, location, and value. The spacious layout separates the bedrooms for privacy, and features newer luxury vinyl flooring, stainless steel appliances, and a GIGANTIC private patio with sweeping downtown views—perfect for entertaining or relaxing. Just minutes to downtown and walkable to cafes, shops, and parks, this condo is also a commuter's dream, with major bus routes (#3, 300, 301, 109, 62, 64, and more) right across the street, making it incredibly easy to get around the city without a car. Titled underground parking (valued at \$20K) adds extra convenience. Easily rented to young professionals—currently tenanted at \$2,200/month with tenants wanting to stay. Whether you're a first-time buyer, investor, or downsizer, this turnkey unit in one of Calgary's best inner-city neighborhoods offers exceptional flexibility and long-term value. (id:6769)

Bedroom 9.50 Ft x 9.08 Ft

Living room 11.08 Ft x 14.00 Ft

Other 10.75 Ft x 10.92 Ft

Other 4.08 Ft x 7.67 Ft

Laundry room 2.83 Ft x 7.25 Ft

4pc Bathroom 4.92 Ft x 8.17 Ft

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Other 6.83 Ft x 4.58 Ft

Primary Bedroom 10.83 Ft x 11.42 Ft

Other 32.00 Ft x 17.25 Ft

Listing Presented By:



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Stonemere Real Estate Solutions

RE/MAX
RE/MAX REAL ESTATE
(CENTRAL)

773 Glenmore rd , Calgary, British
Columbia, V1V 3B9

Phone: (403) 850-6722
ctimos@telus.net