



# 1521 26 Avenue Calgary Alberta

\$319,000

Welcome to your ideal home! This exquisite 2-bedroom, 2-bathroom condominium in South Calgary offers a perfect blend of quality and affordability, nestled in one of the most coveted inner-city neighbourhoods. Situated within walking distance of vibrant Marda Loop and close to downtown, this residence boasts numerous amenities. Included are a titled underground parking space with storage, a sophisticated home automation system, in-suite laundry facilities, and access to a rooftop patio with breathtaking city skyline views. Despite its compact size, this open-concept, European-inspired unit is meticulously designed to optimize every inch, featuring ample in-suite storage solutions. The gourmet kitchen is equipped with stainless steel appliances, a gas cooktop, and two-tone cabinetry complemented by LED feature lighting. The living room, bathed in natural light, opens onto a private balcony with a gas hookup, perfect for outdoor relaxation. Both bedrooms offer direct access to a well-appointed 5-piece Jack & Jill bathroom and are enhanced by built-in wardrobes, eliminating the need for bulky dressers. Additionally, there is a second fully-tiled 3-piece main bathroom. To top it off, this pet-friendly building ensures that every member of your household feels welcome. (id:6769)

Other 1.22 M x 1.68 M  
 Kitchen 3.66 M x 3.81 M  
 Living room 2.59 M x 3.40 M  
 Laundry room .94 M x .94 M

Primary Bedroom 3.18 M x 3.81 M  
 Bedroom 2.92 M x 3.23 M  
 3pc Bathroom .97 M x 2.18 M  
 5pc Bathroom 2.16 M x 2.62 M

Listing Presented By:



Originally Listed by:  
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