



2421 1 Street Calgary Alberta

\$699,900

Offers to be reviewed on Tuesday July 8th at 8:30pm. Welcome to the yellow house on the corner, located in the heart of Mission - a charming inner-city neighbourhood. This inviting home beautifully blends classic character with modern comforts, featuring a bright and open layout filled with natural light, warm hardwood floors, and a completely redone kitchen from 2007 that boasts sleek countertops, stainless steel appliances, and ample cabinetry. The two comfortable bedrooms provide flexible spaces perfect for families, guests, or a home office, while the stylish bathroom showcases contemporary finishes. Venture to the third level bonus area that can be used as a creative space or additional closet space. The basement was extensively renovated in 2014 with a new furnace, electrical panel, plumbing, basement wiring, hot water tank, wall studs, spray insulation, drywall, and an egress window, offering peace of mind and modern functionality. Enjoy outdoor living on the large concrete patio completed around 2016, plus a stamped concrete parking pad accommodating two cars. The house interior was freshly painted around 2015, and soffits and gutters were replaced in 2018. Located just steps from 4th Street's trendy shops, cafes, and restaurants, and close to river pathways, Stanley Park, and top-rated schools, this home offers a truly walkable lifestyle with easy access to transit and downtown Calgary. Don't miss the opportunity to own a beautifully updated home in this vibrant, sought-after community. (id:6769)

4pc Bathroom 5.75 Ft x 7.58 Ft

Recreational, Games room 18.00 Ft x 21.75 Ft

Dining room 9.33 Ft x 12.58 Ft

Foyer 6.42 Ft x 7.50 Ft

Kitchen 11.17 Ft x 12.42 Ft

Living room 12.42 Ft x 12.08 Ft

4pc Bathroom 8.25 Ft x 8.25 Ft

Bedroom 8.92 Ft x 11.25 Ft

Den 9.92 Ft x 13.25 Ft

Primary Bedroom 10.58 Ft x 9.58 Ft

Listing Presented By:



Originally Listed by:
Real Broker

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