

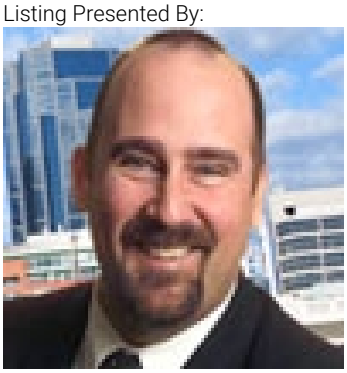
916 19 Avenue Calgary Alberta

$444,900

Welcome to this charming loft-style home in the heart of Lower Mount Royal! Tucked away in a small, quiet building, this top-floor corner unit offers the perfect blend of character, comfort and inner-city convenience, just a few blocks from the shops, restaurants and vibrant energy of 17th Avenue. Inside, vaulted ceilings and expansive windows create a bright, airy atmosphere, with beautiful south-facing natural light flowing throughout. The inviting main floor features an open-concept kitchen, dining and living area, highlighted by a cozy wood-burning fireplace and access to your private south-facing balcony. A second bedroom, 4-piece bathroom and convenient in-suite laundry complete this level. Upstairs, an open loft provides the perfect space for a home office, reading nook or additional lounge area overlooking the living room below. Double doors lead into the spacious primary retreat, complete with a walk-in closet and a private ensuite featuring a soaker tub and separate shower. Additional highlights include in-floor heating (included in the condo fees), new light fixtures and switches throughout, a dishwasher replaced approximately two years ago, and heated underground parking with additional storage. The building has also undergone significant exterior updates, including the roof, balconies and siding. Enjoy a low-maintenance lifestyle in one of Calgary's most desirable inner-city neighbourhoods, with 17th Avenue, the Beltline, local shops, restaurants, schools and everyday amenities all just steps away. Whether you're a professional, a couple or simply looking for a unique home with character and an unbeatable location, this is an opportunity to enjoy the best of inner-city living! (id:6769)

4pc Bathroom 8.92 Ft x 4.92 Ft
Bedroom 11.58 Ft x 9.75 Ft
Dining room 8.17 Ft x 10.92 Ft
Foyer 7.17 Ft x 8.42 Ft
Kitchen 8.42 Ft x 10.75 Ft
Living room 15.83 Ft x 15.08 Ft
Other 6.83 Ft x 7.50 Ft
4pc Bathroom 11.83 Ft x 7.50 Ft
Loft 19.08 Ft x 9.92 Ft
Primary Bedroom 20.67 Ft x 12.42 Ft

Listing Presented By:



Originally Listed by:
eXp Realty

https://lesliemethot.ca/

RE/MAX Realty Professionals

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