

210, 1521 26 Avenue SW
Calgary, Alberta

MLS # A2342995



\$300,000

Division:	South Calgary		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	611 sq.ft.	Age:	2015 (11 yrs old)
Beds:	2	Baths:	2
Garage:	Parkade, Stall, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard, Electric	Water:	-
Floors:	Ceramic Tile, Laminate	Sewer:	-
Roof:	-	Condo Fee:	\$ 502
Basement:	-	LLD:	-
Exterior:	Concrete	Zoning:	M-C2
Foundation:	-	Utilities:	-
Features:	Built-in Features, Double Vanity, No Animal Home, No Smoking Home, Quartz Counters, Smart Home		

Inclusions: N/A

Tucked into one of Calgary's most vibrant inner-city neighbourhoods, this beautifully European designed condo offers the best of both worlds: the energy and convenience of downtown living, with the peaceful feeling of a private home. Just steps from cafés, restaurants, shops, parks and everything that makes this area so special, yet once you're home, the city feels far away. The building is exceptionally quiet with the unit insulated far away from the elevators within a small pod of only three units so tranquil you can actually hear the birds in the morning from your own private patio along with access to a rooftop terrace that offers a beautiful space you can book freely for larger gatherings! Inside a thoughtful euro inspired design makes the space feel surprisingly generous. The open layout lives much larger than its footprint, with no wasted space or long corridors, beautiful custom cabinetry, custom Hunter Douglas blinds, in-suite laundry and air conditioning. Every detail has been considered to create a home that is polished, comfortable and effortless. This is inner-city living without the noise and ample free parking. Right in the centre of it all, located 15-minute walk to Marda Loop Shopping and 17th Avenue, it's everywhere you want to be next to your own quiet, peaceful retreat.