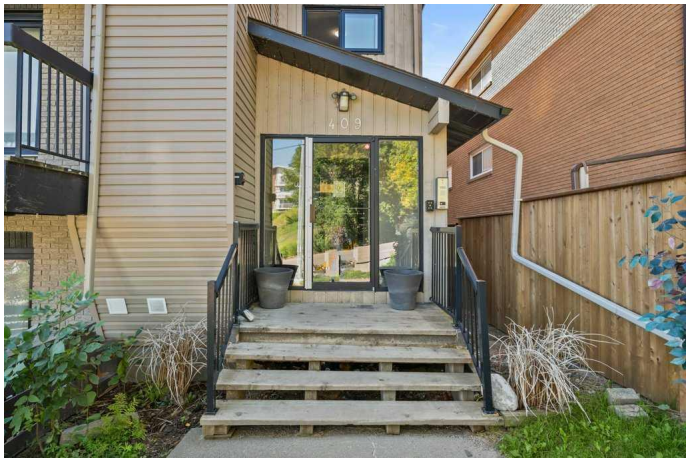
$229,900 - 303, 409 1 Avenue Ne, Calgary

MLS® #A2249794

$229,900
1 Bedroom, 1.00 Bathroom, 556 sqft
Residential on 0.00 Acres

Crescent Heights, Calgary, Alberta



Tremendous views of downtown Calgary from this pet friendly 3rd floor corner unit with assigned stall parking, in-suite laundry, freshly painted interior and wood burning fireplace. Enter into a front hall with the convenience of your own personal laundry set and dual door storage closet with organizers. The tiled 4-peice bath presents counter height storage vanity, new tiled tub surrounds and a low flow toilet. Just off the 4-piece bath is the bedroom with vinyl side window and dual door closet including organizers within. The galley style kitchen was reinvigorated in 2008 with Ikea cabinetry a full set of stainless-steel appliances including a slide in stove, over the range microwave and tiled back-splash. Set just off the kitchen is the nook with access to a massive vinyl sliding patio door leading out to your full-size balcony to take in the panoramic views, enjoy the summer days and nights or just relax and soak in your private outdoor space. Completing this home is the generous size lifestyle room with a focal corner wood burning fireplace. All located in a secure building, self-managed with a healthy reserve fund steps to everything and anything offering the ultimate comfort and convenience of inner city living!

Built in 1981

Essential Information

MLS® #	A2249794

Price	$229,900
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	556
Acres	0.00
Year Built	1981
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

Community Information

Address	303, 409 1 Avenue Ne
Subdivision	Crescent Heights
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2E 0B3

Amenities

Amenities	Parking
Parking Spaces	1
Parking	Alley Access, Assigned, Plug-In, Stall

Interior

Interior Features	Closet Organizers, Laminate Counters, No Animal Home, No Smoking Home, Open Floorplan, Vinyl Windows
Appliances	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Baseboard, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Living Room, Stone, Wood Burning
# of Stories	4

Exterior

Exterior Features	None

Roof	Asphalt Shingle
Construction	Brick, Vinyl Siding, Wood Siding

Additional Information

Date Listed	August 22nd, 2025
Days on Market	1
Zoning	M-C2

Listing Details

Listing Office	RE/MAX First

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