



GRASSROOTS
REALTY GROUP

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105, 123 24 Avenue SW
Calgary, Alberta

MLS # A2273874



\$194,900

Division:	Mission		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	487 sq.ft.	Age:	1969 (56 yrs old)
Beds:	1	Baths:	1
Garage:	Stall		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard	Water:	-
Floors:	Ceramic Tile, Vinyl Plank	Sewer:	-
Roof:	Asphalt/Gravel	Condo Fee:	\$ 375
Basement:	-	LLD:	-
Exterior:	Concrete	Zoning:	DC (pre 1P2007)
Foundation:	-	Utilities:	-
Features:	Closet Organizers, Granite Counters, Laminate Counters, Open Floorplan, See Remarks		

Inclusions: n

Beautifully upgraded and meticulously maintained, this open concept condo offers exceptional style and comfort in the heart of Mission. The thoughtfully designed floor plan features a open and bright recently renovated kitchen with modern cabinetry, ample counter space, and a convenient breakfast bar. The adjoining living room is bright and welcoming, highlighted by large windows and access to a private deck for morning coffee or entertaining. This unit features contemporary plank and tile flooring throughout, along with designer lighting, updated doors, and fresh neutral paint. The primary bedroom is generously sized and includes a large closet. A beautifully renovated 4-piece bathroom showcases premium finishes and a sleek, modern design. Additional highlights include in-suite laundry, assigned parking, and over sized storage locker conveniently located in the basement. This well-managed building is ideally situated on a quiet , tree lined street just steps from Elbow River Pathway system, 4th street SW , 17th Avenue SW , transit, and the vibrant amenities of MNP Community & Sports Center. Whether you're a first time buyer, investor, or someone seeking a stylish inner-city home, this condo offers exceptional value in one of Calgary's most desirable neighborhoods. Recently updated with new Roof and siding upgrade in 2025 .Priced to sell