



7, 515 18 Avenue SW
Calgary, Alberta

MLS # A2283237



\$239,900

Division:	Cliff Bungalow		
Type:	Residential/High Rise (5+ stories)		
Style:	Apartment-Multi Level Unit		
Size:	372 sq.ft.	Age:	1977 (49 yrs old)
Beds:	2	Baths:	1
Garage:	Stall		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard	Water:	-
Floors:	Ceramic Tile, Hardwood	Sewer:	-
Roof:	-	Condo Fee:	\$ 686
Basement:	-	LLD:	-
Exterior:	Composite Siding	Zoning:	M-C2
Foundation:	-	Utilities:	-
Features:	Breakfast Bar, Laminate Counters		

Inclusions: N/A

Welcome to this unique TWO-LEVEL 741 sq.ft condo in the heart of Cliff, just steps from 17th Avenue's shops, cafés, and nightlife. Unlike typical single-level apartments, this thoughtfully designed layout offers separation between living and sleeping spaces. The main floor features an open living and dining area filled with natural light, while the lower level provides two private bedrooms — ideal for roommates, guests, or a dedicated work-from-home setup. With approximately 741 sq.ft of developed living space, this home maximizes functionality and privacy within an urban footprint. Whether you're a first-time buyer looking to get into the inner city market or an investor seeking strong rental appeal, this layout stands out from the competition. Enjoy walkable city living in one of Calgary's most vibrant neighbourhood.