



GRASSROOTS
REALTY GROUP

1-833-477-6687
aloha@grassrootsrealty.ca

100, 2508 17 Street SW
Calgary, Alberta

MLS # A2284727



\$199,000

Division:	Bankview		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	675 sq.ft.	Age:	1978 (48 yrs old)
Beds:	2	Baths:	1
Garage:	Covered, Parkade, Stall		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard, Boiler	Water:	-
Floors:	Ceramic Tile, Laminate	Sewer:	-
Roof:	Tar/Gravel	Condo Fee:	\$ 654
Basement:	-	LLD:	-
Exterior:	Brick, Wood Frame	Zoning:	M-C2
Foundation:	-	Utilities:	-
Features:	Built-in Features, No Animal Home, No Smoking Home, Pantry		

Inclusions: None

Welcome to this charming 2-bedroom Apartment, a well-maintained, established building in one of Calgary's most vibrant inner-city communities. Set just steps from the Bankview Community Centre, tennis courts, parks, and the energy of 17th Avenue, this home is all about location and lifestyle. Inside, you'll find a functional layout with an open living and dining space, a cozy updated kitchen with stainless steel appliances. The unit also includes assigned covered parking and a separate storage locker, adding convenience and value. Enjoy access to green spaces, playgrounds, community gardens, and some of Calgary's best local restaurants, coffee shops, and boutiques—all within walking distance. Nearby amenities, transit, schools and shopping.