



9980 26 Street SW
Calgary, Alberta

MLS # A2286715



\$275,000

Division:	Oakridge		
Type:	Residential/Duplex		
Style:	Attached-Side by Side, Bi-Level		
Size:	504 sq.ft.	Age:	1975 (51 yrs old)
Beds:	2	Baths:	1 full / 1 half
Garage:	Assigned, Off Street, Parking Lot, Stall		
Lot Size:	-		
Lot Feat:	Back Yard, Corner Lot, Front Yard		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Laminate, Linoleum	Sewer:	-
Roof:	Flat	Condo Fee:	\$ 551
Basement:	Full	LLD:	-
Exterior:	Aluminum Siding , Stucco, Wood Frame	Zoning:	M-C1
Foundation:	Wood	Utilities:	-
Features:	Beamed Ceilings, High Ceilings, Open Floorplan, Primary Downstairs, Vaulted Ceiling(s), Vinyl Windows		

Inclusions: Dishwasher (as-is), Water softener (as-is)

Tucked into a quiet corner of the complex and fronting a peaceful street, this UPDATED COTTAGE-CHIC townhouse feels like a little escape — the kind of place you'd hope to stumble upon for a weekend in the woods — yet it's right here in the city. And best of all? It's not your typical cut-and-paste condo. This home has soul. Upstairs, WOOD-BEAMED VAULTED CEILINGS wrap the main living space in warmth and character, creating a cozy, open setting where the living, dining, and kitchen gather naturally under one inviting roofline. It's intimate without feeling tight — perfect for slow mornings with coffee, easy dinners with friends, and unhurried evenings curled up by the fireplace. The charmingly RENOVATED KITCHEN feels collected rather than cookie-cutter, blending thoughtful updates with cottage personality. And tucked above it all, a SWEET HIDEAWAY LOFT offers that rare bonus space — a secret nook for streaming, reading, overnight guests, or simply disappearing for a quiet moment. Downstairs, BOTH BEDROOMS are gently snuggled away, creating a calm and private retreat from the main living space. A clever bathroom and convenient laundry keep daily life simple and functional, while the thoughtful layout gives you that natural separation between gathering upstairs and resting below. This location delivers a sense of calm AND places you just steps from shopping, restaurants, cafes, and transit. Whether it's a quick grocery run, dinner out, or an easy commute, everything you need is within walking distance, making day-to-day life effortless and connected. If you've been waiting for something with heart — something that feels curated, cozy, and one-of-a-kind — this is it. Be sure to check out the video and virtual tour and call your favourite Realtor to book

a showing today!