



208, 1805 26 Avenue SW
Calgary, Alberta

MLS # A2289699



\$270,000

Division:	South Calgary		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	739 sq.ft.	Age:	2009 (17 yrs old)
Beds:	2	Baths:	1
Garage:	Parkade, Titled		
Lot Size:	-		
Lot Feat:	-		

Heating:	In Floor	Water:	-
Floors:	Vinyl Plank	Sewer:	-
Roof:	-	Condo Fee:	\$ 638
Basement:	-	LLD:	-
Exterior:	Stucco, Wood Frame	Zoning:	M-C2
Foundation:	-	Utilities:	-
Features:	Open Floorplan, See Remarks		

Inclusions: NA

Welcome to 1805 West, a beautifully updated 2-bedroom, 1-bath condo offering comfort, style, and an unbeatable inner-city lifestyle. This bright and inviting home is filled with tons of natural light and features newer luxury vinyl plank flooring, granite countertops, new light fixtures, and a functional layout designed for easy everyday living. The air conditioning unit is only 2 years old, and all appliances have been replaced within the last 5 years, offering added value and peace of mind. One of the standout features is the massive patio, creating an incredible outdoor space for relaxing, entertaining, or enjoying warm summer evenings. Complete with 1 underground parking stall, this home checks all the boxes for convenient urban living. Located just minutes from downtown and close to the best restaurants, cafes, boutiques, and amenities of Marda Loop, 1805 West offers exceptional access to everything you need. You're also near River Park and one of Calgary's largest inner-city dog parks, making this an ideal home for those seeking vibrant city living with outstanding access to green space.