

# \$264,900 - 102, 917 18 Avenue Sw, Calgary

MLS® #A2230230

**\$264,900**

2 Bedroom, 1.00 Bathroom, 751 sqft

Residential on 0.00 Acres

Lower Mount Royal, Calgary, Alberta

Great location in the heart of Lower Mount Royal. Mount Royal Condos is a boutique building with a total of 8 units. This 2 bedroom and 1 bathroom corner unit is located on the ground floor and has been tastefully renovated with new paint and flooring throughout. Spacious living/dining room with wood burning fireplace that opens to a north facing balcony. Kitchen features new modern cabinets, quartz counter tops, stainless steel appliances and upgraded lighting. 2 generous sized bedrooms with mirror closets and fully updated 4-piece bathroom. Assigned surface parking stall and lots of street parking available. Perfect for your first home or investment.

Built in 1978

## Essential Information

|                |                   |
|----------------|-------------------|
| MLS® #         | A2230230          |
| Price          | \$264,900         |
| Bedrooms       | 2                 |
| Bathrooms      | 1.00              |
| Full Baths     | 1                 |
| Square Footage | 751               |
| Acres          | 0.00              |
| Year Built     | 1978              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |



## Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 102, 917 18 Avenue Sw |
| Subdivision | Lower Mount Royal     |
| City        | Calgary               |
| County      | Calgary               |
| Province    | Alberta               |
| Postal Code | T2H0H2                |

## Amenities

|                |                  |
|----------------|------------------|
| Amenities      | Parking, Laundry |
| Parking Spaces | 1                |
| Parking        | Stall            |

## Interior

|                   |                                                              |
|-------------------|--------------------------------------------------------------|
| Interior Features | See Remarks                                                  |
| Appliances        | Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator |
| Heating           | Baseboard                                                    |
| Cooling           | None                                                         |
| Fireplace         | Yes                                                          |
| # of Fireplaces   | 1                                                            |
| Fireplaces        | Wood Burning                                                 |
| # of Stories      | 3                                                            |

## Exterior

|                   |                         |
|-------------------|-------------------------|
| Exterior Features | None                    |
| Construction      | Concrete, Mixed, Stucco |

## Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | June 23rd, 2025 |
| Days on Market | 62              |
| Zoning         | M-C2            |

## Listing Details

|                |                             |
|----------------|-----------------------------|
| Listing Office | RE/MAX Realty Professionals |
|----------------|-----------------------------|

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