

# \$349,900 - 10, 210 25 Avenue Sw, Calgary

MLS® #A2206454

## \$349,900

2 Bedroom, 2.00 Bathroom, 956 sqft

Residential on 0.00 Acres

Mission, Calgary, Alberta

Incredible value within this spacious two-bedroom condominium in the heart of Mission. Recently updated, this home boasts a bright, open floor plan featuring a very large main living area, open kitchen, and large dining area. Also, there are two good-size bedrooms, including the primary with a spacious closet and upgraded 3-pce ensuite bathroom. This home also features an upgraded main 3-pce bathroom and an in-suite laundry closet. An incredibly rare feature is the "double wide"™ balcony which overlooks a city park with community garden. This lovely home also comes with a view of downtown and the Calgary Tower.

There are two parking stalls included. One is a covered stall with gated access. The other is an outdoor stall.

Other benefits include hardwood and tile floors, brand new bathroom fixtures, and fresh paint throughout. Interior French doors, new lighting, separate storage cage, a short walk to Mission District, boasting restaurants, shops and more, downtown core, Stampede Park and Lindsay Aquatic Center. C-Train and city transit close by. This home is ideal for first time buyers or for somebody looking for a great inner-city rental that comes with two parking stalls!! Quick possession is available.

Built in 1978

## Essential Information



|                |                   |
|----------------|-------------------|
| MLS® #         | A2206454          |
| Price          | \$349,900         |
| Bedrooms       | 2                 |
| Bathrooms      | 2.00              |
| Full Baths     | 2                 |
| Square Footage | 956               |
| Acres          | 0.00              |
| Year Built     | 1978              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 10, 210 25 Avenue Sw |
| Subdivision | Mission              |
| City        | Calgary              |
| County      | Calgary              |
| Province    | Alberta              |
| Postal Code | T2S 0L1              |

### Amenities

|                |  |
|----------------|--|
| Amenities      | None   |
| Parking Spaces | 2  |
| Parking        | Assigned, Parking Pad, Gated, Parkade, See Remarks, Titled |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | Laminate Counters, No Animal Home, No Smoking Home, Walk-In Closet(s)  |
| Appliances        | Dishwasher, Electric Stove, Range Hood, Refrigerator, Window Coverings |
| Heating           | Baseboard  |
| Cooling           | None   |
| # of Stories      | 4  |

### Exterior

|                   |                             |
|-------------------|-----------------------------|
| Exterior Features | Balcony                     |
| Roof              | Membrane                    |
| Construction      | Brick, Concrete, Wood Frame |

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | April 3rd, 2025 |
| Days on Market | 99              |
| Zoning         | DC              |

**Listing Details**

|                |                                    |
|----------------|------------------------------------|
| Listing Office | RE/MAX Real Estate (Mountain View) |
|----------------|------------------------------------|

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