

\$625,000 - 115, 1702 17 Avenue Sw, Calgary

MLS® #A2244995

\$625,000

3 Bedroom, 3.00 Bathroom, 1,417 sqft

Residential on 0.00 Acres

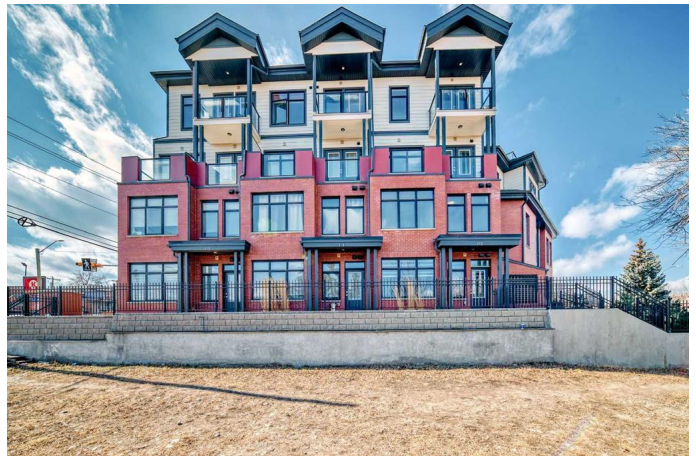
Scarboro, Calgary, Alberta

Lovely corner 3 level townhouse-style unit with an amazing view of downtown in Scarboro. Walking distance to trendy 17 Ave with many restaurants, cafe, shops and parks. A short drive to the downtown core and easy access to 14th Street, Crowchild Trail, Bow and Sarcee Trails which can take you to the new Stoney Trail Ring road bringing you to anywhere in the city. This unit has 9 ft. ceilings on all 3 levels, A/C and with plenty windows bringing in lots of natural light. The oversized balcony is a perfect place to enjoy your morning coffee, watch the sunrise and fireworks. With the 3 good size bedrooms, 2 dens plus 2 and half bathrooms it's perfect for family living. This unit has titled parking, a storage unit and 2 entrances. One entrance is from within the building and one is off street facing a park which is convenient for leaving and coming home from a walk.

Built in 2023

Essential Information

MLS® #	A2244995
Price	\$625,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,417
Acres	0.00



Year Built	2023
Type	Residential
Sub-Type	Apartment
Style	Multi Level Unit
Status	Active

Community Information

Address	115, 1702 17 Avenue Sw
Subdivision	Scarboro
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2T 0E7

Amenities

Amenities	Elevator(s), Parking
Parking Spaces	1
Parking	Heated Garage, Parkade, Underground

Interior

Interior Features	Breakfast Bar, High Ceilings, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, Walk-In Closet(s)
Appliances	Dishwasher, Microwave, Range Hood, Refrigerator, Gas Stove
Heating	In Floor
Cooling	Wall Unit(s)
# of Stories	4
Basement	None

Exterior

Exterior Features	Balcony
Construction	Composite Siding, Concrete, Stone, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	August 7th, 2025
Days on Market	15
Zoning	DC

Listing Details

Listing Office	CIR Realty
----------------	------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.