# \$300,000 - 408, 320 24 Avenue Sw, Calgary

MLS® #A2249068

### \$300,000

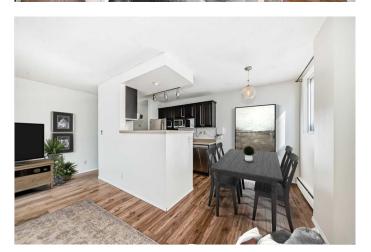
2 Bedroom, 1.00 Bathroom, 826 sqft Residential on 0.00 Acres

Mission, Calgary, Alberta

Top-Floor, Corner South-Facing Condo in the Heart of Mission

Welcome to Elbow River Arms, where urban living meets comfort in one of Calgary's trendiest communities. This freshly painted, move-in-ready top-floor condo offers 2 spacious bedrooms and a bright, south-facing living area that's flooded with natural light. Enjoy the convenience of in-suite laundry plus common area laundry facilities, a dedicated parking stall, and a secure storage locker. Ready for modern living, this unit is set up for fiber optic cabling, keeping you connected at lightning speed. This is a quiet, clean, and very well-cared-for building, offering peace of mind for both owners and visitors. Pride of ownership is evident throughout the common areas, making it a welcoming place to call home.

Situated steps away from vibrant restaurants, coffee shops, boutique shopping, and the Elbow River pathways, you'II love the walkable lifestyle Mission offers. With quick possession available, you can settle in and start enjoying your new home right away.





Built in 1971

#### **Essential Information**

MLS® # A2249068 Price \$300,000

Bedrooms 2

Bathrooms 1.00

Full Baths 1

Square Footage 826

Acres 0.00

Year Built 1971

Type Residential Sub-Type Apartment

Style Single Level Unit

Status Active

## **Community Information**

Address 408, 320 24 Avenue Sw

Subdivision Mission
City Calgary
County Calgary
Province Alberta
Postal Code T2R 1R4

Amenities

Amenities Other, Parking

Parking Spaces 1

Parking Stall

Interior

Interior Features No Smoking Home, Storage

Appliances Dishwasher, Dryer, Microwave, Range Hood, Refrigerator, Stove(s),

Washer

Heating Baseboard

Cooling None

# of Stories 4

**Exterior** 

Exterior Features Balcony, Storage

Construction Brick, Concrete

**Additional Information** 

Date Listed August 25th, 2025

Days on Market 71

Zoning DC (pre 1P2007)

### **Listing Details**

Listing Office CIR Realty

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