

\$379,900 - 405, 93 34 Avenue Sw, Calgary

MLS® #A2187012

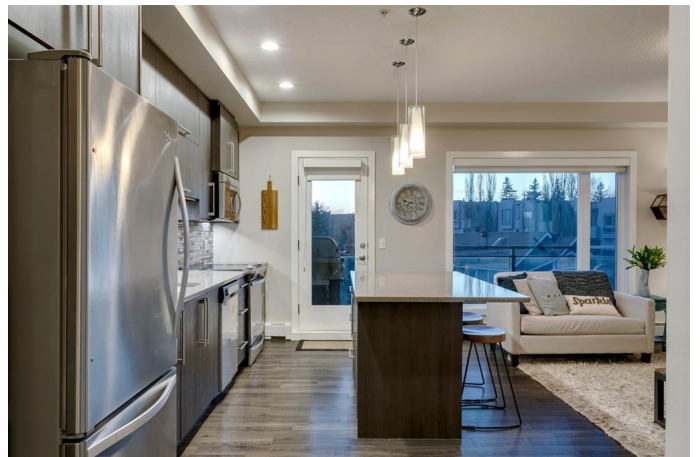
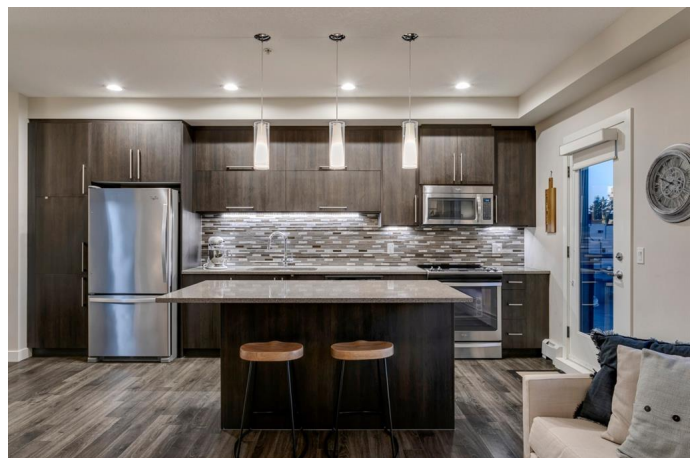
\$379,900

2 Bedroom, 2.00 Bathroom, 847 sqft
Residential on 0.00 Acres

Parkhill, Calgary, Alberta

Enjoy all that INNER-CITY has to offer while being just steps from Elbow River, walking trails, playgrounds & dog parks. Price, condition, location—it doesn't get any better. Walking distance to downtown's popular 4th Street and 17th Avenue Modern showhome finishes can be found throughout this 2 bed, 2 bath unit. Open and functional layout with the bedrooms being on either side of the unit. Bright open concept living space with access to a private south-facing balcony to enjoy sunshine all day long. The oversized windows allow a ton of natural light into the home. Clean lines with contemporary cabinetry, 6 full-sized SS appliances, quartz counters, mosaic tile backsplashes w/ adjustable LED U/C lighting, wide plank laminate flooring, and 12" x 24" porcelain tile. The primary bedroom has ample closet space & a 4 piece ensuite. In-suite laundry for your convenience! Condo fees include everything but personal hydro. Community courtyard showcasing mature trees with double-sided gas fireplace for outside entertaining. Heated underground secured parking, visitor parking & bike storage. Close to Chinook Mall, Stampede Park, and transportation making this a great home or investment property! Affordable ownership starts right here. This is the place you've been waiting for your first place! so welcome home.

Built in 2016



Essential Information

MLS® #	A2187012
Price	\$379,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	847
Acres	0.00
Year Built	2016
Type	Residential
Sub-Type	Apartment
Style	Low-Rise(1-4)
Status	Active

Community Information

Address	405, 93 34 Avenue Sw
Subdivision	Parkhill
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2S 3H4

Amenities

Amenities	Visitor Parking, Storage
Parking Spaces	1
Parking	Underground

Interior

Interior Features	Kitchen Island, Open Floorplan, See Remarks
Appliances	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer
Heating	Natural Gas, Baseboard
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
# of Stories	4

Exterior

Exterior Features	Courtyard
Roof	Rolled/Hot Mop
Construction	Brick, Metal Siding, Wood Frame, Composite Siding
Foundation	Poured Concrete

Additional Information

Date Listed	January 13th, 2025
Days on Market	59
Zoning	DC

Listing Details

Listing Office	RE/MAX First
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