

# \$279,800 - 301, 931 2 Avenue Nw, Calgary

MLS® #A2239396

**\$279,800**

2 Bedroom, 1.00 Bathroom, 707 sqft

Single Family on 0.00 Acres

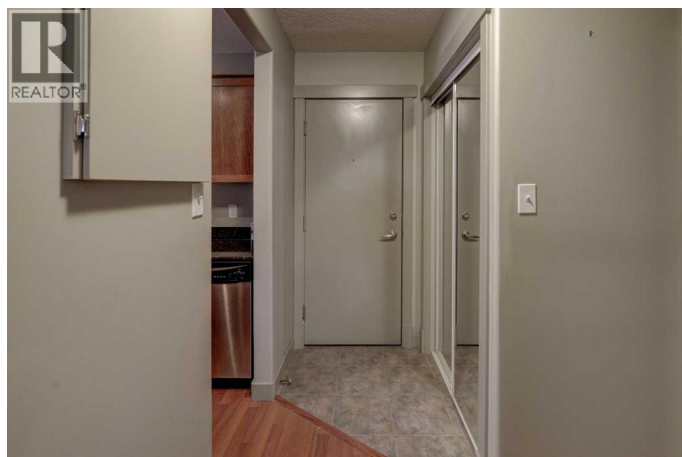
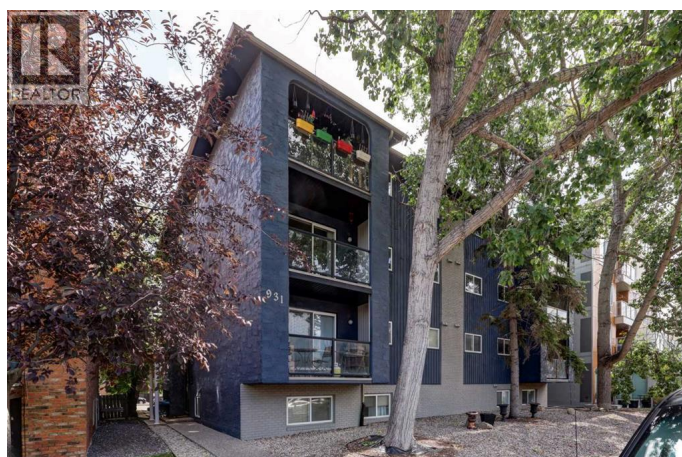
Sunnyside, Calgary, Alberta

Short Term Rentals permitted with appropriate city licenses in sought after Sunnyside! Lovely updated 2-bedroom end unit in a concrete building. Stone counters, wood cabinets, cozy fireplace and large balcony with peaceful treed street front views. In suite laundry with storage PLUS a separate storage locker and covered off street parking. This quiet home has been owner occupied for 19 years and is in great condition. Amazing walkable location just 2 blocks to all your favorite Kensington shops and restaurants, 1 block to the Peace Bridge into downtown, 1 block to Bow River pathways, 2 blocks to Sunnyside LRT station, 8 blocks to SAIT, and tons of green space nearby. Pet friendly building. Condo fees include covered parking, heat, water & sewer. A great opportunity in an unbeatable location! This immaculate home is vacant and ready for you to move right in, or use a \$1,000 cash decorating allowance to choose your own paint colours for a quick refresh. Click on 3D for interactive 3D floorplans. (id:6289)

Built in 1976

## Essential Information

Listing #	A2239396
Price	\$279,800
Bedrooms	2
Bathrooms	1.00



Square Footage	707
Acres	0.00
Year Built	1976
Type	Single Family
Sub-Type	Condominium/Strata

### Community Information

Address	301, 931 2 Avenue Nw
Subdivision	Sunnyside
City	Calgary
Province	Alberta
Postal Code	T2N0E7

### Amenities

Amenities	Park, Playground, Recreation Nearby, Schools, Shopping
Features	Parking
Parking Spaces	1
Parking	Carport, Covered, Other
# of Garages	1

### Interior

Appliances	Refrigerator, Dishwasher, Stove, Microwave Range Hood Combo, Washer/Dryer Stack-Up
Heating	Baseboard heaters
Cooling	None
Fireplace	Yes
# of Fireplaces	1
# of Stories	4

### Exterior

Exterior	Concrete, Stucco
Construction	Poured concrete

### Listing Details

Listing Office	RE/MAX House of Real Estate
----------------	-----------------------------



Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. REALTOR®. Member of CREA and more.

Listing information last updated on October 14th, 2025 at 8:31pm PDT