

\$318,600 - 1415, 1317 27 Street Se, Calgary

MLS® #A2199173

\$318,600

2 Bedroom, 2.00 Bathroom, 875 sqft

Residential on 0.00 Acres

Albert Park/Radisson Heights, Calgary, Alberta

TOP FLOOR CORNER UNIT | 2 BED + DEN AREA | 2 FULL BATHS | GRANITE COUNTERS | STAINLESS STEEL APPLIANCES | NEW OVEN | IN-SUITE LAUNDRY | SUNNY SE CORNER DECK | TITLED UNDERGROUND PARKING | 7 MINUTES TO DOWNTOWN | Welcome to Albert Park Station – this unit offers two bedrooms and two bathrooms with an open floorplan on the SE corner with lots of light and space! As an end unit, you will notice the spacious and airy feel as soon as you walk into the large foyer that could double as a computer working area. The large dining room includes the wall TV in the sale so you can watch the game while cooking on the brand new oven! The granite countertops will make your snacks and beverages look even better to your guests sitting up at the counter bar. The living room is sunny and bright with ample space for more entertaining. The corner deck is extra large and offers privacy to enjoy that glass of wine at the end of the day. Three bedrooms round out this spacious condo, with the Primary Bedroom featuring a lovely ensuite and walk-in closet. The seller is even offering to replace the carpets in the bedrooms for you before possession! Additional perks include in-suite laundry and titled heated underground parking in an ideal location so your car is more protected. With a FOB-secured entry, security cameras, and near Franklin LRT, parks, shopping and schools, this unit offers fantastic value. The hallways and lobby are even



currently getting a facelift so you will be proud to invite guests over to your new home on the Top Corner! Pet-friendly up to 15kg so bring your furry friends!

Built in 2015

Essential Information

| | |
|----------------|------------------|
| MLS® # | A2199173 |
| Price | \$318,600 |
| Bedrooms | 2 |
| Bathrooms | 2.00 |
| Full Baths | 2 |
| Square Footage | 875 |
| Acres | 0.00 |
| Year Built | 2015 |
| Type | Residential |
| Sub-Type | Apartment |
| Style | Multi Level Unit |
| Status | Active |

Community Information

| | |
|-------------|------------------------------|
| Address | 1415, 1317 27 Street Se |
| Subdivision | Albert Park/Radisson Heights |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T2A 4Y5 |

Amenities

| | |
|----------------|--|
| Amenities | Elevator(s), Other, Parking, Secured Parking, Visitor Parking, Trash |
| Parking Spaces | 1 |
| Parking | Underground, Parkade |

Interior

| | |
|-------------------|--|
| Interior Features | Granite Counters |
| Appliances | Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked |
| Heating | Baseboard |

| | |
|--------------|------|
| Cooling | None |
| # of Stories | 4 |

Exterior

| | |
|-------------------|--------------------------|
| Exterior Features | Balcony |
| Construction | Vinyl Siding, Wood Frame |

Additional Information

| | |
|----------------|-----------------|
| Date Listed | March 4th, 2025 |
| Days on Market | 10 |
| Zoning | M-C1 |

Listing Details

| | |
|----------------|------------------------|
| Listing Office | RE/MAX Complete Realty |
|----------------|------------------------|

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