

# \$330,000 - 310, 2702 17 Avenue Sw, Calgary

MLS® #A2229496

**\$330,000**

1 Bedroom, 1.00 Bathroom, 508 sqft

Residential on 0.00 Acres

Shaganappi, Calgary, Alberta

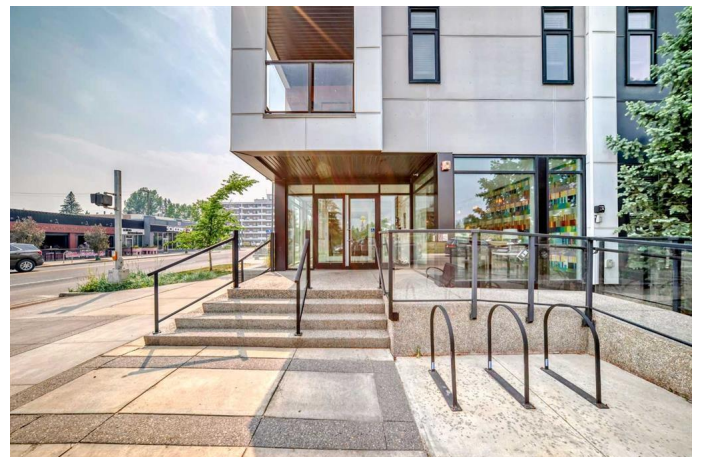
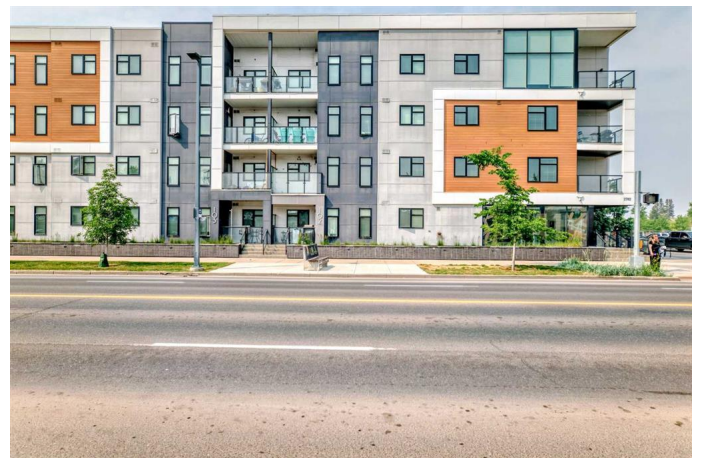
Welcome to this beautifully designed 1-bedroom corner unit in a prime inner-city location. Situated on the 3rd floor, this home is flooded with natural light, thanks to the additional windows and a bright open-concept layout.

The stylish apartment features 9-foot CEILINGS and a host of PREMIUM UPGRADES, quartz countertops, stainless steel appliances, two-tone soft-close cabinetry with natural wood base and high-gloss white uppers. Wide plank engineered hardwood flooring flows throughout the main living space, and a built-in office nook adds functionality for remote work.

Enjoy a spacious bedroom, a well-appointed 4-piece bathroom, in-suite laundry, and thoughtful storage throughout. With LOW CONDO FEES of just \$344.96/MONTH, this property includes a titled heated underground parking stall and an assigned storage locker, making it ideal for active urban living.

Located just blocks from the C-Train station with quick access to downtown, Shaganappi Golf Course, and the Calgary Tennis Club, this condo offers the perfect balance of modern style, convenience, and location.

Ideal for first-time buyers, professionals, or investors. Book your showing today!



Built in 2016

## Essential Information

MLS® #	A2229496
Price	\$330,000
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	508
Acres	0.00
Year Built	2016
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

## Community Information

Address	310, 2702 17 Avenue Sw
Subdivision	Shaganappi
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3E 0A7

## Amenities

Amenities	Bicycle Storage, Elevator(s), Storage, Visitor Parking
Parking Spaces	1
Parking	Parkade, Stall, Underground

## Interior

Interior Features	Closet Organizers, Granite Counters, Open Floorplan
Appliances	Dishwasher, Garage Control(s), Gas Stove, Microwave, Refrigerator, Washer/Dryer Stacked
Heating	Baseboard
Cooling	Central Air
# of Stories	4

## Exterior

Exterior Features	Balcony, BBQ gas line
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Construction            Composite Siding, Wood Frame

**Additional Information**

Date Listed            June 12th, 2025  
Days on Market        10  
Zoning                  MU-1

**Listing Details**

Listing Office           One Percent Realty

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