

\$719,000 - 404, 1229 Cameron Avenue Sw, Calgary

MLS® #A2203994

\$719,000

3 Bedroom, 2.00 Bathroom, 1,775 sqft
Residential on 0.00 Acres

Lower Mount Royal, Calgary, Alberta

Substantially renovated condo with a south facing large balcony in Lower Mount Royal. The renovations include, hardwood floors, updated appliances with dual dishwasher and gas stove, quartz counter tops, built in open shelves , new Pella patio doors and deck door , air conditioning, newer electric furnace, built in entertainment bar with wine fridge, built in Murphy bed with built in shelves, feathered concrete smooth gas fireplace finish. The custom built ensuite bath has a walk in closet with built in shelves and drawers. The bathroom floor tile is heated. The entire condo has custom built in blinds with an with wall remote .The unit has three bedrooms with 2 full baths. Also, this unit has a very large laundry room with built in work shelves and storage. The unit comes with 2 underground parking stalls and a storage locker. The building is well maintained with an Envelope repair in 2023 , ask realtor for details . The common area is used for social gatherings and there is work out equipment in common room . Walk to all your favourite restaurants and shops. Parkade is on the main lobby area , enter parkade beside the main lobby elevator. Parking stall is 15,16 and storage unit 404. This building has 14 units with a friendly community (vibe).

Built in 1981

Essential Information



| | |
|----------------|-------------------|
| MLS® # | A2203994 |
| Price | \$719,000 |
| Bedrooms | 3 |
| Bathrooms | 2.00 |
| Full Baths | 2 |
| Square Footage | 1,775 |
| Acres | 0.00 |
| Year Built | 1981 |
| Type | Residential |
| Sub-Type | Apartment |
| Style | Single Level Unit |
| Status | Active |

Community Information

| | |
|-------------|-----------------------------|
| Address | 404, 1229 Cameron Avenue Sw |
| Subdivision | Lower Mount Royal |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T2T 0L1 |

Amenities

| | |
|----------------|--|
| Amenities | Elevator(s), Fitness Center, Snow Removal, Storage |
| Parking Spaces | 2 |
| Parking | Underground, Assigned |
| # of Garages | 2 |

Interior

| | |
|-------------------|---|
| Interior Features | Built-in Features, Double Vanity, No Smoking Home, Open Floorplan, Quartz Counters, Storage, Walk-In Closet(s) |
| Appliances | Bar Fridge, Central Air Conditioner, Dishwasher, Microwave, Range Hood, Refrigerator, Washer/Dryer, Window Coverings, Gas Stove |
| Heating | Baseboard, Central, Fireplace(s), Electric |
| Cooling | Central Air |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Gas, Living Room, See Remarks |
| # of Stories | 5 |

Exterior

Exterior Features Balcony, BBQ gas line

Roof Concrete, Tile

Construction Concrete, Stucco

Additional Information

Date Listed March 20th, 2025

Days on Market 14

Zoning M-C2

Listing Details

Listing Office Real Estate Professionals Inc.

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