

# \$170,000 - 306, 1829 11 Avenue Sw, Calgary

MLS® #A2262329

**\$170,000**

1 Bedroom, 1.00 Bathroom, 473 sqft

Residential on 0.00 Acres

Sunalta, Calgary, Alberta

Location! Location! Location! Fresh updated one bedroom in King Manor of desirable Sunalta! Located in a well-managed 4 storey building with Brick exterior, this condo is nestled in a quiet west end of DT while still being handy enough to walk to LRT, BUS, 17th Avenue's vibrant shops, restaurants and all other amenities! Bright SOUTH FACING living room & bedroom with brand new LVP flooring and new baseboards throughout. White kitchen cabinets with white appliances and a red washer to add living convenience. New toilet in bathroom as well as fresh paint in the whole unit. And there's good sized bedroom with update vinyl window. Also comes with a storage room next to the front door for all your extra stuff...Parking is at the back side of the building facing directly from the unit. Whether looking to move in and be part of this exciting inner-city life or looking for an investment property, this is a great buy! Call today to view!

Built in 1977

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | A2262329  |
| Price          | \$170,000 |
| Bedrooms       | 1         |
| Bathrooms      | 1.00      |
| Full Baths     | 1         |
| Square Footage | 473       |



|            |                   |
|------------|-------------------|
| Acres      | 0.00              |
| Year Built | 1977              |
| Type       | Residential       |
| Sub-Type   | Apartment         |
| Style      | Single Level Unit |
| Status     | Active            |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 306, 1829 11 Avenue Sw |
| Subdivision | Sunalta                |
| City        | Calgary                |
| County      | Calgary                |
| Province    | Alberta                |
| Postal Code | T3C 0N7                |

### Amenities

|                |                                                               |
|----------------|---------------------------------------------------------------|
| Amenities      | Laundry                                                       |
| Parking Spaces | 1                                                             |
| Parking        | Assigned, Off Street, Rear Drive, Stall, Parking Lot, Plug-In |

### Interior

|                   |                                                    |
|-------------------|----------------------------------------------------|
| Interior Features | Laminate Counters, No Animal Home, No Smoking Home |
| Appliances        | Dishwasher, Electric Stove, Refrigerator, Washer   |
| Heating           | Baseboard, Natural Gas, Hot Water                  |
| Cooling           | None                                               |
| # of Stories      | 4                                                  |

### Exterior

|                   |                 |
|-------------------|-----------------|
| Exterior Features | Balcony         |
| Roof              | Flat            |
| Construction      | Wood Frame      |
| Foundation        | Poured Concrete |

### Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | October 4th, 2025 |
| Days on Market | 18                |
| Zoning         | M-H1              |

### Listing Details

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