

# \$495,000 - 165, 2117 81 Street Sw, Calgary

MLS® #A2232248

**\$495,000**

2 Bedroom, 2.00 Bathroom, 1,272 sqft  
Residential on 0.00 Acres

Springbank Hill, Calgary, Alberta

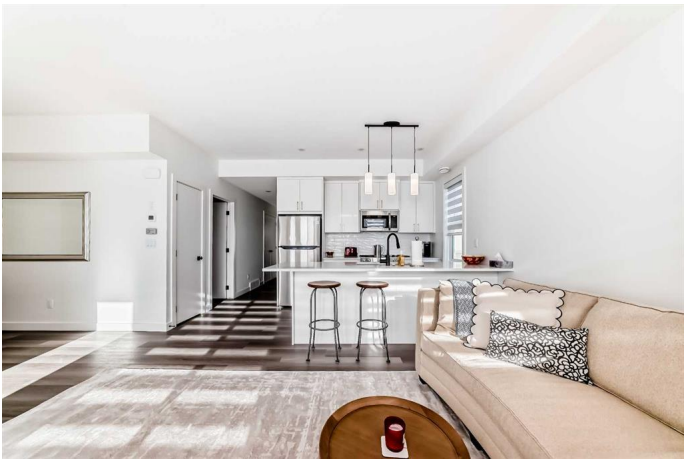
Welcome to this bright and modern southeast-facing unit featuring 2 spacious bedrooms, a versatile den, and an attached garage. Enjoy the comfort of central air and a fresh, contemporary design in this newly built home. The open-concept kitchen is flooded with natural light and offers stunning viewsâ€”perfect for entertaining or relaxing. Located in a desirable neighborhood, this home includes the peace of mind of the remaining home builder warranty. Donâ€™t miss this opportunity for stylish, maintenance-free living!

Built in 2024

## Essential Information

MLS® #	A2232248
Price	\$495,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,272
Acres	0.00
Year Built	2024
Type	Residential
Sub-Type	Row/Townhouse
Style	3 Level Split
Status	Active

## Community Information



Address	165, 2117 81 Street Sw
Subdivision	Springbank Hill
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3H 6H5

### Amenities

Amenities	Other
Parking Spaces	2
Parking	Single Garage Attached
# of Garages	1

### Interior

Interior Features	Kitchen Island, High Ceilings
Appliances	Dishwasher, Garage Control(s), Microwave Hood Fan, Refrigerator, Stove(s), Window Coverings, Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	Central Air
Basement	None

### Exterior

Exterior Features	Balcony
Lot Description	Street Lighting, Cul-De-Sac
Roof	Asphalt Shingle
Construction	Stone, Cement Fiber Board
Foundation	Poured Concrete

### Additional Information

Date Listed	June 18th, 2025
Days on Market	62
Zoning	RC-2
HOA Fees	150
HOA Fees Freq.	ANN

### Listing Details

Listing Office	One Percent Realty
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