

# \$309,000 - 314, 315 24 Avenue Sw, Calgary

MLS® #A2240207

**\$309,000**

1 Bedroom, 1.00 Bathroom, 731 sqft

Residential on 0.00 Acres

Mission, Calgary, Alberta

Welcome to this beautifully designed 1-bedroom + den condo located in the highly sought-after Mission neighborhood—one of Calgary's most walkable and vibrant communities. Offering 730 square feet of intelligently designed living space, this open-concept unit blends modern comfort with inner-city convenience. Step inside to a bright and airy open floor plan that seamlessly connects the living, dining, and kitchen areas—perfect for both everyday living and entertaining. Large windows flood the space with natural light, while sleek finishes add a touch of contemporary style. The well-appointed kitchen features stainless steel appliances, ample cabinetry, and a functional breakfast bar for casual dining. The spacious bedroom offers a peaceful retreat with generous closet space, while the versatile den can easily function as a home office or reading nook. The home comes equipped with underground parking stall and additional storage space. Call now for your private viewing!

The modern 4-piece bathroom includes stylish tile work and quality fixtures. In-suite laundry, durable flooring, and a private balcony round out this comfortable home.

Location is everything—and this home delivers. You're just steps from the Elbow River pathways, 4th Street's renowned dining and shopping, transit options, and downtown Calgary. Enjoy the ultimate urban lifestyle with cafes, markets, and festivals at



your doorstep.

Whether you're a first-time buyer, young professional, or savvy investor, this Mission gem offers a unique blend of location, lifestyle, and value.

Features at a Glance:

â€¢ 1 Bedroom + Den

â€¢ 1 Bathroom

â€¢ 730 Sq Ft Open Floor Plan

â€¢ In-Suite Laundry

â€¢ Private Balcony

â€¢ Steps to 4th Street & Elbow River

Pathways

â€¢ Pet-Friendly & Secure Building

Built in 2003

## Essential Information

MLS® #	A2240207
Price	\$309,000
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	731
Acres	0.00
Year Built	2003
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

## Community Information

Address	314, 315 24 Avenue Sw
Subdivision	Mission
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2S 3E7

## Amenities

Amenities	Elevator(s), Secured Parking, Storage, Trash
Parking Spaces	1
Parking	Parkade, Titled
# of Garages	1

### Interior

Interior Features	Breakfast Bar, Elevator, Laminate Counters, Open Floorplan, See Remarks, Vinyl Windows
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked
Heating	Hot Water, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room, Tile
# of Stories	4

### Exterior

Exterior Features	Balcony
Roof	Flat Torch Membrane
Construction	Stone, Stucco, Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	July 16th, 2025
Days on Market	12
Zoning	M-H1

### Listing Details

Listing Office	RE/MAX Complete Realty
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