

# \$392,000 - 310, 1414 17 Street Se, Calgary

MLS® #A2210157

**\$392,000**

2 Bedroom, 2.00 Bathroom, 977 sqft  
Residential on 0.00 Acres

Inglewood, Calgary, Alberta

Welcome to this beautifully updated 2-bedroom, 2-bathroom condo in Inglewood, one of Calgary's most desirable inner-city communities! This well maintained unit features fresh paint and thoughtful upgrades throughout, offering the perfect blend of style, comfort, and functionality. The open-concept layout is ideal for entertaining, with a functional kitchen equipped with stainless steel appliances, a stove with double ovens, quartz countertops, a deep kitchen sink, ample cupboard space, and a new tiled backsplash. The kitchen overlooks a charming dining nook and a spacious living room, complete with a cozy corner gas fireplace. Additional highlights include a built-in office nook, newer washer and dryer combo, updated hardware, pantry & closet organizers, and a patio with a gas hookup for summer barbecues. This unit also includes a titled underground parking stall conveniently located across from the elevator, a large private storage locker, and use of the bike storage in the underground parkade. Residents enjoy access to a well-equipped gym, party/amenity room with an outdoor patio (located in the neighbouring building) for larger gatherings. This gem is located in a highly walkable and vibrant neighbourhood, you'll have easy access to boutique shops, top-rated restaurants, cozy cafés, and the bustling brewery district along 9th Avenue. Outdoor enthusiasts will appreciate the proximity to Pearce Estates Park, the Calgary Zoo, St. Patrick's Island, Harvie's Passage, and



the extensive Bow River pathway system. Commuting is a breeze with quick access to downtown, transit, Deerfoot Trail, and Blackfoot Trail. This condo offers more than just a place to live—it's a lifestyle! Don't miss the opportunity to own a beautifully maintained and upgraded condo in one of Calgary's most dynamic neighbourhoods.

Built in 2003

### Essential Information

|                |                   |
|----------------|-------------------|
| MLS® #         | A2210157          |
| Price          | \$392,000         |
| Bedrooms       | 2                 |
| Bathrooms      | 2.00              |
| Full Baths     | 2                 |
| Square Footage | 977               |
| Acres          | 0.00              |
| Year Built     | 2003              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 310, 1414 17 Street Se |
| Subdivision | Inglewood              |
| City        | Calgary                |
| County      | Calgary                |
| Province    | Alberta                |
| Postal Code | T2G 5S6                |

### Amenities

|                |  |
|----------------|--|
| Amenities      | Bicycle Storage, Elevator(s), Fitness Center |
| Parking Spaces | 1  |
| Parking        | Heated Garage, Parkade, Titled, Underground  |

### Interior

|                   |   |
|-------------------|---|
| Interior Features | Breakfast Bar, Ceiling Fan(s), Closet Organizers, High Ceilings, No Animal Home, No Smoking Home, Open Floorplan, Recreation Facilities |
| Appliances        | Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings  |
| Heating           | Baseboard   |
| Cooling           | None  |
| Fireplace         | Yes   |
| # of Fireplaces   | 1   |
| Fireplaces        | Gas   |
| # of Stories      | 4   |

## Exterior

|                   |                       |
|-------------------|-----------------------|
| Exterior Features | Balcony, BBQ gas line |
| Roof              | Asphalt Shingle       |
| Construction      | Wood Frame            |
| Foundation        | Poured Concrete       |

## Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | April 11th, 2025 |
| Days on Market | 10               |
| Zoning         | M-C2             |

## Listing Details

|                |                               |
|----------------|-------------------------------|
| Listing Office | RE/MAX Rocky View Real Estate |
|----------------|-------------------------------|

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