

# \$279,900 - 109, 130 25 Avenue Sw, Calgary

MLS® #A2212294

**\$279,900**

2 Bedroom, 1.00 Bathroom, 775 sqft

Residential on 0.00 Acres

Mission, Calgary, Alberta

Welcome to your perfect urban retreat in the heart of Mission, one of Calgary's most vibrant and walkable communities. This charming 2-bedroom, 1-bathroom condo offers the ideal blend of city living and natural beauty, just steps from the Elbow River and its scenic walking pathways. Enjoy the convenience of being within walking distance to the trendy restaurants, cafes, bars, and boutique shops of 4th Street, with the Stampede Grounds and downtown offices just minutes awayâ€”making your daily commute and lifestyle seamless. The unit features a bright and functional layout with a southeast-facing patio that captures the evening sunlight, perfect for relaxing after a busy day. Inside, you'll find in-suite laundry for added convenience, along with a renovated interior that suits both first-time buyers and savvy investors. The building is pet-friendly and includes an assigned underground parking spot for added security and comfort. Whether you're a young professional looking for a central location or seeking a solid investment opportunity, this condo checks all the boxes. Donâ€™t miss your chance to live in one of Calgaryâ€™s most sought-after neighbourhoods.

Built in 1981

## Essential Information

MLS® #                   A2212294

Price                     \$279,900



Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	775
Acres	0.00
Year Built	1981
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### Community Information

Address	109, 130 25 Avenue Sw
Subdivision	Mission
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2S 0K9

### Amenities

Amenities	Elevator(s), Secured Parking
Parking Spaces	1
Parking	Stall

### Interior

Interior Features	See Remarks, Walk-In Closet(s)
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer
Heating	Baseboard
Cooling	None
# of Stories	4

### Exterior

Exterior Features	Other
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	April 16th, 2025
Days on Market	91
Zoning	DC

## **Listing Details**

Listing Office	Century 21 Bravo Realty
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