

# \$314,999 - 502, 1540 29 Street Nw, Calgary

MLS® #A2213427

**\$314,999**

2 Bedroom, 1.00 Bathroom, 913 sqft

Residential on 0.00 Acres

St Andrews Heights, Calgary, Alberta

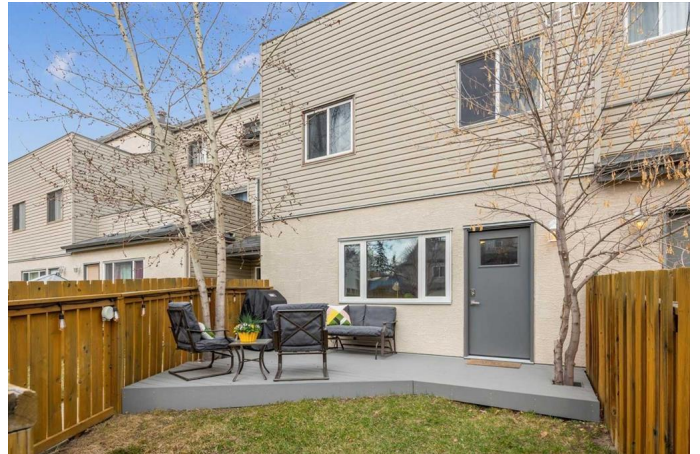
Welcome to this upgraded bungalow-style townhome nestled in one of Calgary's most coveted locations—just across from Foothills Hospital and the Arthur J.E. Child Cancer Centre! Whether you're a student, medical professional, or a savvy investor, this property offers unbeatable value in a prime setting.

Enjoy a private entrance, south-facing fenced yard with new patio, in-suite laundry, and a covered parking stall with plug-in located next to the building entrance. The quiet location, away from 29th Street, ensures added privacy and tranquility.

With tons of natural light, this two-bedroom unit has many recent upgrades including new triple-pane windows (2023), stainless steel fridge and stove (2023), and fresh paint. The open-concept layout features a spacious kitchen with ample cabinetry, a large living room with lovely, new gas fireplace, and generous bedroom closets.

In unit storage and extra storage available for lease. Pet-friendly and well-managed complex. This home is a commuter's dream with easy access to the University of Calgary, SAIT, McMahon Stadium, Market Mall, and Calgary's beautiful river pathways. You're also minutes from 16th Avenue and Crowchild Trail, making getting around the city a breeze.

Don't miss this move-in ready gem in a high-demand location!



Built in 1978

### Essential Information

MLS® #	A2213427
Price	\$314,999
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	913
Acres	0.00
Year Built	1978
Type	Residential
Sub-Type	Row/Townhouse
Style	Bungalow
Status	Active

### Community Information

Address	502, 1540 29 Street Nw
Subdivision	St Andrews Heights
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2N 4M1

### Amenities

Amenities	Parking
Parking Spaces	1
Parking	Stall, Assigned, Covered, Carport

### Interior

Interior Features	Breakfast Bar, Ceiling Fan(s), Closet Organizers, No Animal Home, No Smoking Home, Storage, Vinyl Windows
Appliances	Dishwasher, Electric Range, Microwave, Range Hood, Refrigerator, Washer/Dryer, Window Coverings
Heating	Fireplace(s), Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room, Mantle

Basement	None
----------	------

## Exterior

Exterior Features	Private Entrance, Private Yard
-------------------	--------------------------------

Lot Description	Backs on to Park/Green Space, Lawn, No Neighbours Behind, Few Trees
-----------------	---

Roof	Asphalt Shingle
------	-----------------

Construction	Vinyl Siding, Wood Frame
--------------	--------------------------

Foundation	Poured Concrete
------------	-----------------

## Additional Information

Date Listed	April 22nd, 2025
-------------	------------------

Days on Market	15
----------------	----

Zoning	M-C1
--------	------

## Listing Details

Listing Office	Greater Calgary Real Estate
----------------	-----------------------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.