

# \$179,900 - 6, 2121 26 Avenue Sw, Calgary

MLS® #A2223993

**\$179,900**

1 Bedroom, 1.00 Bathroom, 653 sqft

Residential on 0.00 Acres

Richmond, Calgary, Alberta

Tenant but 24 hrs notice not required but there is time restrictions as she works from home. We also need a full 3 months for possession. She pays \$1250 per month and pays her own electricity and gas. This small 6 unit building was completely renovated in the summer of 2006 and offers low condo fees! The updates go well beyond the cosmetic features of the units. The wiring, plumbing and exterior of the building have all been addressed. You enter the unit through your own private entrance directly from the front of the building. When you enter the unit you will love how bright and wide open it is. The updates are top quality and very modern. The updates include refinished hardwood flooring in the living room, hallway and rear bedroom, tile flooring in the kitchen and bathroom, brand new shaker kitchen cabinets, knock down stipple ceiling, rounded corner bead and all 4 kitchen appliances are stainless steel. There is also a front loading washer/dryer in the suite as part of the renovation. The living room is very bright and an excellent size for entertaining. The kitchen has room for a large table and tons of counter top working area. The bedroom offers two large windows and a good size walk in closet with organizer . Private parking stall at the rear of the unit with alley access (north stall) Located on a bus route with great access to downtown, Marda Loop and the 17 Ave shopping.

Built in 1952



## Essential Information

MLS® #	A2223993
Price	\$179,900
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	653
Acres	0.00
Year Built	1952
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

## Community Information

Address	6, 2121 26 Avenue Sw
Subdivision	Richmond
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2T1E7

## Amenities

Amenities	None, Parking
Parking Spaces	1
Parking	Alley Access, Assigned, Off Street, Parking Pad, Stall

## Interior

Interior Features	Closet Organizers, Laminate Counters, Open Floorplan, Separate Entrance, Storage
Appliances	Dishwasher, Dryer, Refrigerator, Stove(s), Washer
Heating	Forced Air, Natural Gas
Cooling	None
# of Stories	3
Basement	None

## Exterior

Exterior Features	Courtyard, Fire Pit, Private Entrance
Roof	Flat, Tar/Gravel

Construction	Brick, Mixed, Stucco, Wood Frame
Foundation	Poured Concrete

**Additional Information**

Date Listed	June 2nd, 2025
Days on Market	54
Zoning	M-C1

**Listing Details**

Listing Office	MaxWell Capital Realty
----------------	------------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® 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.