\$288,800 - 301, 931 2 Avenue Nw, Calgary

MLS® #A2239396

\$288,800

2 Bedroom, 1.00 Bathroom, 707 sqft Residential on 0.00 Acres

Sunnyside, Calgary, Alberta

Short Term Rentals permitted with appropriate city licenses in sought after Sunnyside! Lovely updated 2-bedroom end unit in a concrete building. Stone counters, wood cabinets, cozy fireplace and large balcony with peaceful treed street front views. In suite laundry with storage PLUS a separate storage locker and covered off street parking. This quiet home has been owner occupied for 19 years and is in great condition. Amazing walkable location just 2 blocks to all your favorite Kensington shops and restaurants, 1 block to the Peace Bridge into downtown, 1 block to Bow River pathways, 2 blocks to Sunnyside LRT station, 8 blocks to SAIT, and tons of green space nearby. Pet friendly building. Condo fees include covered parking, heat, water & sewer. A great opportunity in an unbeatable location! This immaculate home is vacant and ready for you to move right in, or use a \$1,000 cash decorating allowance to choose your own paint colours for a guick refresh. Click on 3D for interactive 3D floorplans.







Built in 1976

Essential Information

MLS® # A2239396 Price \$288,800

Bedrooms 2
Bathrooms 1.00

Full Baths 1

Square Footage 707 Acres 0.00

Year Built 1976

Type Residential Sub-Type Apartment

Style Single Level Unit

Status Active

Community Information

Address 301, 931 2 Avenue Nw

Subdivision Sunnyside

City Calgary

County Calgary

Province Alberta

Postal Code T2N 0E7

Amenities

Amenities Parking, Storage

Parking Spaces 1

Parking Carport, Off Street, Covered

Interior

Interior Features Built-in Features, Stone Counters, Storage

Appliances Dishwasher, Microwave Hood Fan, Refrigerator, Stove(s), Washer/Dryer

Stacked

Heating Baseboard

Cooling None Fireplace Yes

of Fireplaces 1

Fireplaces Electric, Mantle

of Stories 4

Exterior

Exterior Features Balcony

Construction Concrete, Stucco

Additional Information

Date Listed July 12th, 2025

Days on Market 19

Zoning M-CG d72

Listing Details

Listing Office RE/MAX House of Real Estate

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.