

# \$184,900 - 440, 519 17 Avenue Sw, Calgary

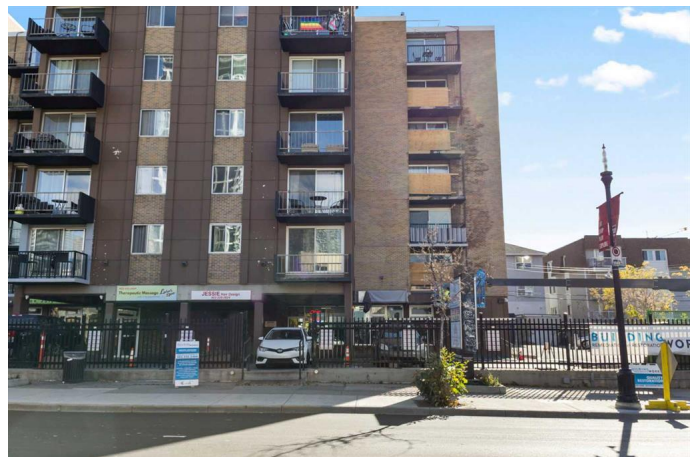
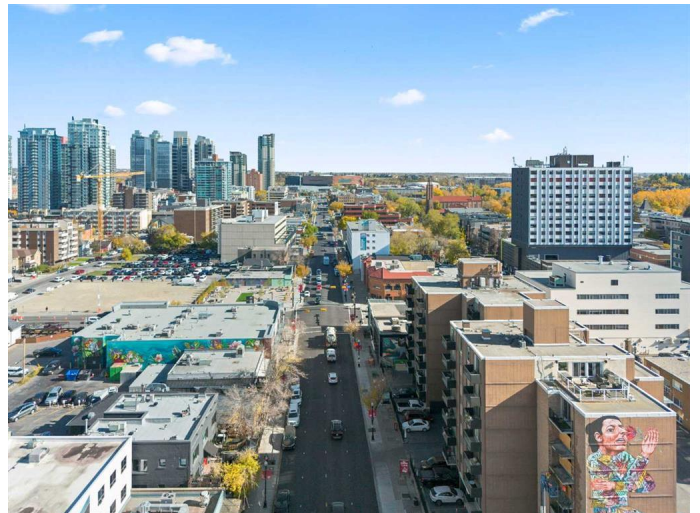
MLS® #A2194230

**\$184,900**

1 Bedroom, 1.00 Bathroom, 618 sqft  
Residential on 0.00 Acres

Cliff Bungalow, Calgary, Alberta

**PRICE TO SELL!!!!** Welcome to Stratford Towers, ideally situated on the vibrant 17 Ave, where you can enjoy the best of city living just steps from an array of amenities, including transportation, trendy restaurants, lively pubs, and more. This beautifully updated south-facing condo features sleek white flat-panel cabinets, a stylish subway tile backsplash, and elegant quartz countertops with a dual sink, making it a perfect space for cooking and entertaining. The modern kitchen comes equipped with stainless steel appliances, including a microwave oven hood fan and a dishwasher, ensuring both functionality and style. Throughout the unit, you'll find wide-plank laminate flooring—no carpet here! The updated bathroom is a true retreat, boasting a luxurious soaker tub with a full-height tile surround, a chic vanity with an under-mount sink, and contemporary lighting fixtures. Step out onto the cozy patio from the living room to soak in the sunshine, and enjoy the upgraded knock-down ceiling that adds a touch of sophistication. Stratford Towers offers convenient amenities including an elevator, as well as on-site options like a bakery, pizzeria, and liquor store. With an unbeatable location just minutes from Stampede Park and the newly renovated BMO Centre, this condo presents an excellent opportunity for both buyers and investors alike. Don't miss your chance to call this fantastic property home—book a showing today and make your offer!



Built in 1968

### Essential Information

MLS® #	A2194230
Price	\$184,900
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	618
Acres	0.00
Year Built	1968
Type	Residential
Sub-Type	Apartment
Style	Apartment
Status	Active

### Community Information

Address	440, 519 17 Avenue Sw
Subdivision	Cliff Bungalow
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2S 0A9

### Amenities

Amenities	None
Parking	None

### Interior

Interior Features	Quartz Counters
Appliances	Dishwasher, Microwave Hood Fan, Refrigerator, Washer/Dryer, Electric Range
Heating	Baseboard
Cooling	None
# of Stories	4

### Exterior

Exterior Features	Balcony
Construction	Concrete

## **Additional Information**

Date Listed February 12th, 2025  
Days on Market 51  
Zoning C-COR1

## **Listing Details**

Listing Office Royal LePage Solutions

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.