# \$319,999 - 18, 2400 15 Street Sw, Calgary

MLS® #A2245144

#### \$319,999

2 Bedroom, 1.00 Bathroom, 858 sqft Residential on 0.00 Acres

Bankview, Calgary, Alberta

Professional CONDO DOC REVIEW from Confident Condo Review (recently completed) absolutely GLOWING about this complex! And is provided at no cost! The reserve is funded north of 400k, with no scheduled assessments.

FULLY ABOVE GRADE with EXPANDED CEILING HEIGHTS on the main level, this TOP FLOOR TWO-STOREY TOWNHOUSE is FULLY RENOVATED with top of the line LVP flooring on the main, and brand new carpet upstairs. THIS UNIT SHOWS EVEN BETTER IN PERSON than in the photos, which isn't a surprise because the photographer is legit colourblind. The OPEN-CONCEPT MAIN FLOOR feels bright and spacious, thanks to the PROFESSIONAL REMOVAL OF THE FIREPLACE, a feature still present in many other units. The CLOSET LOCATION has been smartly designed, positioned to avoid interference with the kitchen area or foot traffic, adding both practicality and style. The RENOVATED KITCHEN showcases 40-INCH UPPER CABINETS, QUARTZ COUNTERTOPS from Guava Quartz (IYKYK), and a FULL-SIZED STAINLESS STEEL APPLIANCE PACKAGE including a FRENCH DOOR FRIDGE, and finished off with HAND-LAID TILES. You'll also enjoy the properly wired microwave that isn't left to sit on a counter. Jussayin. And the UNDERCABINET LIGHTING. And the SOFT-CLOSE EVERYTHING.

Every update has been PROFESSIONALLY







COMPLETED, with no shortcuts or amateur work, resulting in a space that's as durable as it is beautiful. Upstairs, you'II find a UNIQUE FEATURE rarely seen, a DROP-DOWN ATTIC STAIRCASE leading to ATTIC STORAGE with UPDATED LIGHTING. You still get a MASSIVE BATHTUB here, MIRROR CLOSETS, and DISCOUNTED FIBER INTERNET!

This is a valuable and functional addition, especially for those who need extra space. Additional highlights include a FULLY RENOVATED BATHROOM, UNDERGROUND PARKING, and a PRIVATE STORAGE LOCKER. If you're looking for a MODERN, FUNCTIONAL, and HIGHLY UPGRADED townhouse that stands above others in the same complex, THIS IS THE ONE. PETS ALLOWED, ask about DOGS!

Built in 1980

#### **Essential Information**

MLS® # A2245144

Price \$319,999

Bedrooms 2

Bathrooms 1.00

Full Baths 1

Square Footage 858

Acres 0.00

Year Built 1980

Type Residential

Sub-Type Row/Townhouse

Style 2 Storey
Status Active

## **Community Information**

Address 18, 2400 15 Street Sw

Subdivision Bankview City Calgary

County Calgary
Province Alberta
Postal Code T2T 5S3

#### **Amenities**

Amenities Bicycle Storage, Parking

Parking Spaces 1

Parking Assigned, Enclosed, Heated Garage, Parkade

# of Garages 1

#### Interior

Interior Features Open Floorplan, Storage

Appliances Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave Hood

Fan, Refrigerator, Washer

Heating Baseboard

Cooling None
Fireplaces None
Basement None

#### **Exterior**

Exterior Features Balcony
Lot Description Level

Roof Asphalt Shingle

Construction Concrete, Vinyl Siding, Wood Frame

Foundation Poured Concrete

#### **Additional Information**

Date Listed August 1st, 2025

Days on Market 95

Zoning M-C2

### **Listing Details**

Listing Office Coldwell Banker Mountain Central

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.