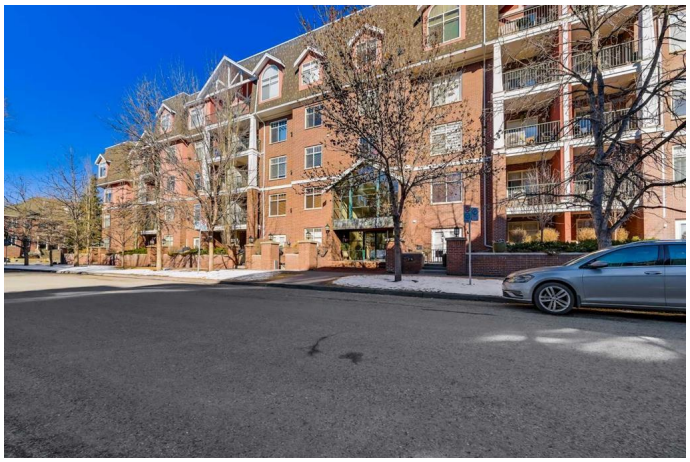
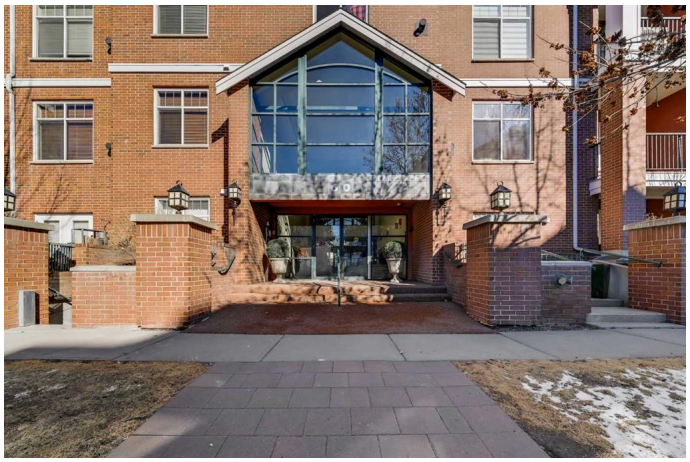
$439,900 - 210, 60 24 Avenue Sw, Calgary

MLS® #A2256810

$439,900
2 Bedroom, 2.00 Bathroom, 1,164 sqft
Residential on 0.00 Acres

Erlton, Calgary, Alberta





Imagine living just 5 minutes from the LRT, 6 minutes from downtown, and steps from the river â€” all without sacrificing space or comfort.

WORK â€“ Spend less time commuting and more time being productive if youâ€™re heading DOWNTOWN (6 min drive, 11 min bike), or anywhere else via ERLTON LRT (5 min walk). Stay connected to all major routes (Macleod, Deerfoot, Crowchild, 16th Ave, Glenmore).

PLAY â€“ Feed your social side with endless RESTAURANTS, SHOPPING, and ENTERTAINMENT nearby: 17th Ave, Mission, and Macleod Tr are just minutes away. Want to keep things low-key? Grab groceries (3 mins), make a cozy dinner, and unwind by your GAS FIREPLACE (just serviced in 2025). Or meet friends for a float and picnic at SANDY BEACH (12 mins).

Love to stay ACTIVE? Walk to MNP Sports Centre (7 mins) or hop on the scenic ELBOW RIVER PATH right outside your door, leading to LINDSAY PARK (2 mins). Mountain day trip? Just an hour away.

When itâ€™s time to recharge, enjoy 1,100+ sq ft of comfort in a 2 bed, 2 bath condo with a LARGE BALCONY and peaceful COURTYARD VIEWS. Youâ€™ll appreciate the brand new curtains, and that IN-FLOOR

HEATING, heat, natural gas, and water are included in the condo fees.

Bonus perks inside the building: Party Room with kitchen, Games Room with pool table, Library, Courtyard, Common Area, Bike Storage, and even a Car Wash in the underground parkade.

Are you ready to write your own inner city story here? Donâ€™t miss the chance to live your best life now!

Built in 2000

Essential Information

MLS® #	A2256810
Price	$439,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,164
Acres	0.00
Year Built	2000
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

Community Information

Address	210, 60 24 Avenue Sw
Subdivision	Erlton
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2S 3C9

Amenities

Amenities	Bicycle Storage, Car Wash, Elevator(s), Gazebo, Party Room, Snow Removal, Recreation Room

Parking Spaces	1
Parking	Enclosed, Heated Garage, Parkade, Stall, Titled, Underground
# of Garages	1

Interior

Interior Features	Breakfast Bar, Built-in Features, Ceiling Fan(s), Closet Organizers, Crown Molding, Double Vanity, French Door, Granite Counters, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Recessed Lighting, Storage, Track Lighting, Vinyl Windows, Walk-In Closet(s)
Appliances	Built-In Oven, Dishwasher, Dryer, Electric Cooktop, Garburator, Microwave, Refrigerator, Washer, Window Coverings
Heating	In Floor, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
# of Stories	5
Basement	None

Exterior

Exterior Features	Balcony, BBQ gas line
Lot Description	City Lot, Few Trees, Gazebo, Landscaped, Level, Treed
Roof	Asphalt Shingle
Construction	Brick, Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	September 14th, 2025
Days on Market	3
Zoning	M-C2 d219

Listing Details

Listing Office	Real Broker

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