

# \$169,900 - 1, 1820 9 Street Sw, Calgary

MLS® #A2259633

**\$169,900**

1 Bedroom, 1.00 Bathroom, 458 sqft

Residential on 0.00 Acres

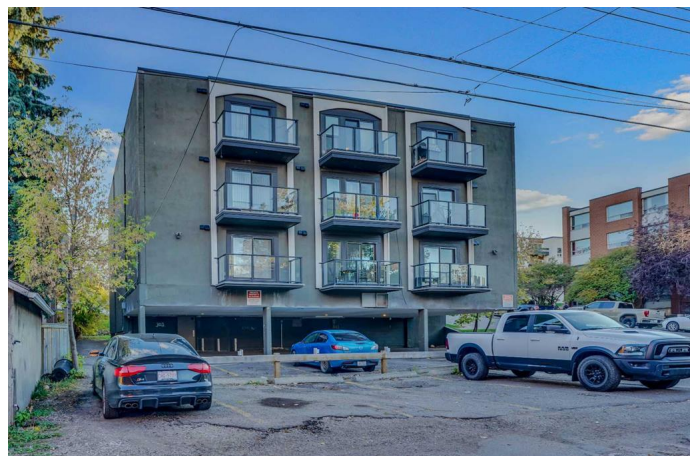
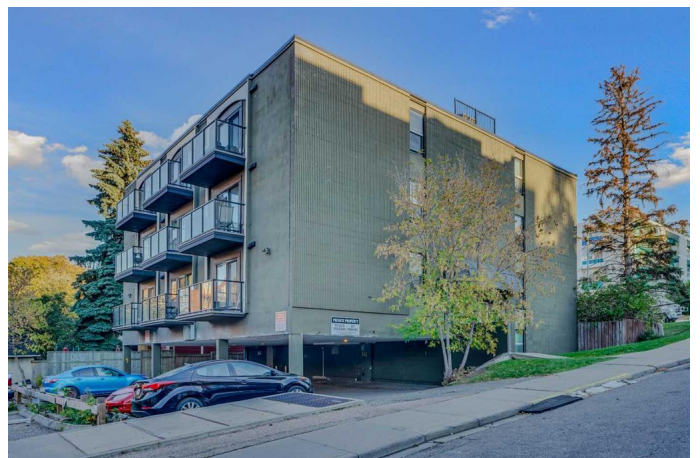
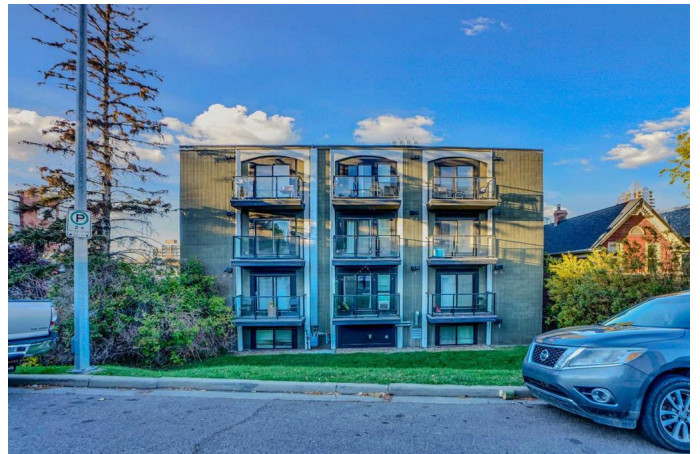
Lower Mount Royal, Calgary, Alberta

Fantastic ground floor Apartment in Trendy Location! Very healthy building reserve fund and lowest condo fees. This charming apartment is perfectly situated just one block from the vibrant 17 Ave and a quick walk to the Downtown core. Ideal for singles or couples, it's also a great investment for long-term and short-term rentals (Airbnb allowed). The apartment building was fully Renovated in 2016. Enjoy modern vinyl flooring, white cabinets, and a sleek granite countertop. Stainless steel appliances, including a dishwasher. Spacious open Layout in Prime Location: 6-minute walk to Western Canada High School 15 minutes to Stampede Grounds Parking: One assigned parking stall included. Situated on a Quiet Street, ensuring peace and privacy in a busy entertainment area of Calgary. This apartment combines style, convenience, and rental potential—all in a fantastic neighborhood. Don't miss out

Built in 1969

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | A2259633  |
| Price          | \$169,900 |
| Bedrooms       | 1         |
| Bathrooms      | 1.00      |
| Full Baths     | 1         |
| Square Footage | 458       |



|            |                   |
|------------|-------------------|
| Acres      | 0.00              |
| Year Built | 1969              |
| Type       | Residential       |
| Sub-Type   | Apartment         |
| Style      | Single Level Unit |
| Status     | Active            |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 1, 1820 9 Street Sw |
| Subdivision | Lower Mount Royal   |
| City        | Calgary             |
| County      | Calgary             |
| Province    | Alberta             |
| Postal Code | T2E 0B3             |

### Amenities

|                |                                |
|----------------|--------------------------------|
| Amenities      | Coin Laundry, Laundry, Parking |
| Parking Spaces | 1                              |
| Parking        | Stall                          |
| # of Garages   | 1                              |

### Interior

|                   |                                                                    |
|-------------------|--------------------------------------------------------------------|
| Interior Features | Breakfast Bar, Granite Counters, Kitchen Island                    |
| Appliances        | Dishwasher, Electric Range, Range Hood, Refrigerator, Washer/Dryer |
| Heating           | Boiler                                                             |
| Cooling           | None                                                               |
| # of Stories      | 4                                                                  |

### Exterior

|                   |                    |
|-------------------|--------------------|
| Exterior Features | Balcony            |
| Construction      | Stucco, Wood Frame |

### Additional Information

|                |                      |
|----------------|----------------------|
| Date Listed    | September 25th, 2025 |
| Days on Market | 41                   |
| Zoning         | M-C2                 |

### Listing Details

|                |                              |
|----------------|------------------------------|
| Listing Office | TREC The Real Estate Company |
|----------------|------------------------------|

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