

# \$299,888 - 4313, 1317 27 Street Se, Calgary

MLS® #A2249322

**\$299,888**

2 Bedroom, 2.00 Bathroom, 760 sqft

Residential on 0.00 Acres

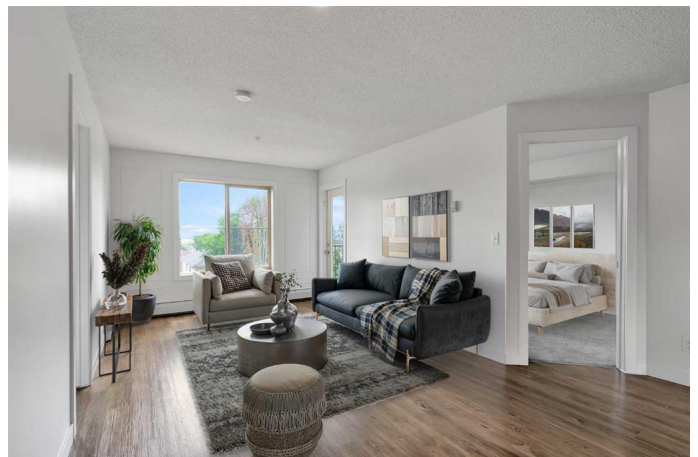
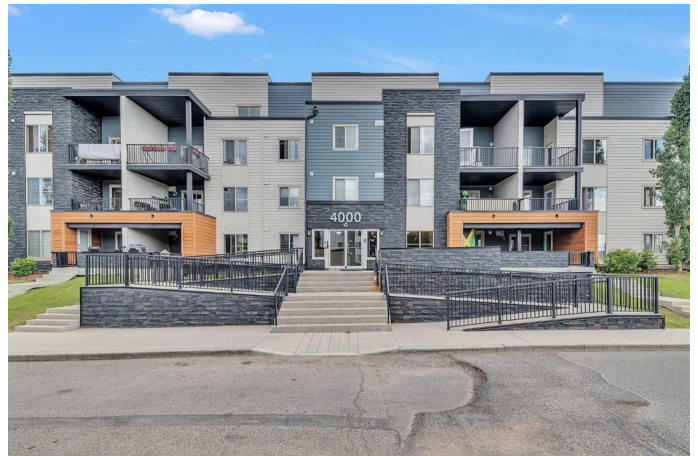
Albert Park/Radisson Heights, Calgary, Alberta

2 bedroom plus den, 2 full bathroom, open plan & so close to downtown and all amenities!!! Can't ask for more... Welcome to your dream apartment condo, with heated one undergrounds parking, in-suite laundry, bright and spacious open concept living and kitchen area. Fantastic opportunity not to be missed. The spacious living and dining area opens onto a private south facing balcony , perfect for relaxing. Main bedroom includes a walk-in closet & private 4-pce en-suite, while the 2nd bedroom comes with bright window. and lots of closet space. Lovely walking areas and parks around the building, 10 min walk to c train and 5 minute drive to Marlborough mall and all the big box stores around. Very clean and safe area and well maintained building.

Built in 2015

## Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2249322    |
| Price          | \$299,888   |
| Bedrooms       | 2           |
| Bathrooms      | 2.00        |
| Full Baths     | 2           |
| Square Footage | 760         |
| Acres          | 0.00        |
| Year Built     | 2015        |
| Type           | Residential |
| Sub-Type       | Apartment   |



|        |                   |
|--------|-------------------|
| Style  | Single Level Unit |
| Status | Active            |

### Community Information

|             |                              |
|-------------|------------------------------|
| Address     | 4313, 1317 27 Street Se      |
| Subdivision | Albert Park/Radisson Heights |
| City        | Calgary                      |
| County      | Calgary                      |
| Province    | Alberta                      |
| Postal Code | T2A4Y5                       |

### Amenities

|                |                                                                                                                                      |
|----------------|--------------------------------------------------------------------------------------------------------------------------------------|
| Amenities      | Elevator(s), Garbage Chute, Laundry, Parking, Playground, Secured Parking, Service Elevator(s), Snow Removal, Trash, Visitor Parking |
| Parking Spaces | 1                                                                                                                                    |
| Parking        | Heated Garage, Underground                                                                                                           |
| # of Garages   | 1                                                                                                                                    |

### Interior

|                   |                                                                                                    |
|-------------------|----------------------------------------------------------------------------------------------------|
| Interior Features | No Animal Home, No Smoking Home, Quartz Counters                                                   |
| Appliances        | Dishwasher, Electric Stove, Microwave, Microwave Hood Fan, Refrigerator, See Remarks, Washer/Dryer |
| Heating           | Forced Air                                                                                         |
| Cooling           | None                                                                                               |
| # of Stories      | 4                                                                                                  |

### Exterior

|                   |                                 |
|-------------------|---------------------------------|
| Exterior Features | Balcony                         |
| Construction      | Stone, Vinyl Siding, Wood Frame |

### Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | August 16th, 2025 |
| Days on Market | 56                |
| Zoning         | M-C1              |

### Listing Details

|                |                 |
|----------------|-----------------|
| Listing Office | URBAN-REALTY.ca |
|----------------|-----------------|

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.