

# \$345,000 - 311, 1631 28 Avenue Sw, Calgary

MLS® #A2201884

## \$345,000

2 Bedroom, 2.00 Bathroom, 927 sqft  
Residential on 0.00 Acres

South Calgary, Calgary, Alberta

### Stylish & Spacious 2-Bedroom Condo in South Calgary

Looking for a two-bedroom home? This beautifully renovated 2-bedroom, 2-bathroom condo in South Calgary offers 930 sq. ft. of stylish and comfortable living space.

Designed with neutral tones and modern accents, this unit is move-in ready and packed with desirable upgrades, including: new vinyl plank flooring for a sleek, low-maintenance finish, In-floor heating for year-round comfort, maple cabinetry with extra storage—more than most units in the building! New quartz countertops adding a touch of luxury, cozy gas fireplace for those chilly evenings, new lighting, fresh paint throughout, and updated doors, frames & baseboards and heated underground parking stall for convenience in all seasons.

Located just minutes from trendy Marda Loop, you'll enjoy easy access to shopping, dining, parks, schools, a library, and the community activity centre. Plus, with quick transportation options to downtown, this is the perfect home for urban living with a neighborhood feel.

Built in 2004

### Essential Information

MLS® #	A2201884
Price	\$345,000
Bedrooms	2



Bathrooms	2.00
Full Baths	2
Square Footage	927
Acres	0.00
Year Built	2004
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### **Community Information**

Address	311, 1631 28 Avenue Sw
Subdivision	South Calgary
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2T 1J5

### **Amenities**

Amenities	None
Parking Spaces	1
Parking	Underground

### **Interior**

Interior Features	Quartz Counters
Appliances	Dishwasher, Dryer, Electric Stove, Microwave, Range Hood, Refrigerator, Washer
Heating	In Floor
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
# of Stories	4

### **Exterior**

Exterior Features	Balcony
Construction	Stucco

### **Additional Information**

Date Listed March 13th, 2025

Days on Market 41

Zoning M-C1

### **Listing Details**

Listing Office CIR Realty

Data is supplied by Pillar 9â,,ç MLSÂ® System. Pillar 9â,,ç is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â,,ç. 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.