

# \$214,900 - 401, 1730 7 Street Sw, Calgary

MLS® #A2266440

## \$214,900

1 Bedroom, 1.00 Bathroom, 573 sqft  
Residential on 0.00 Acres

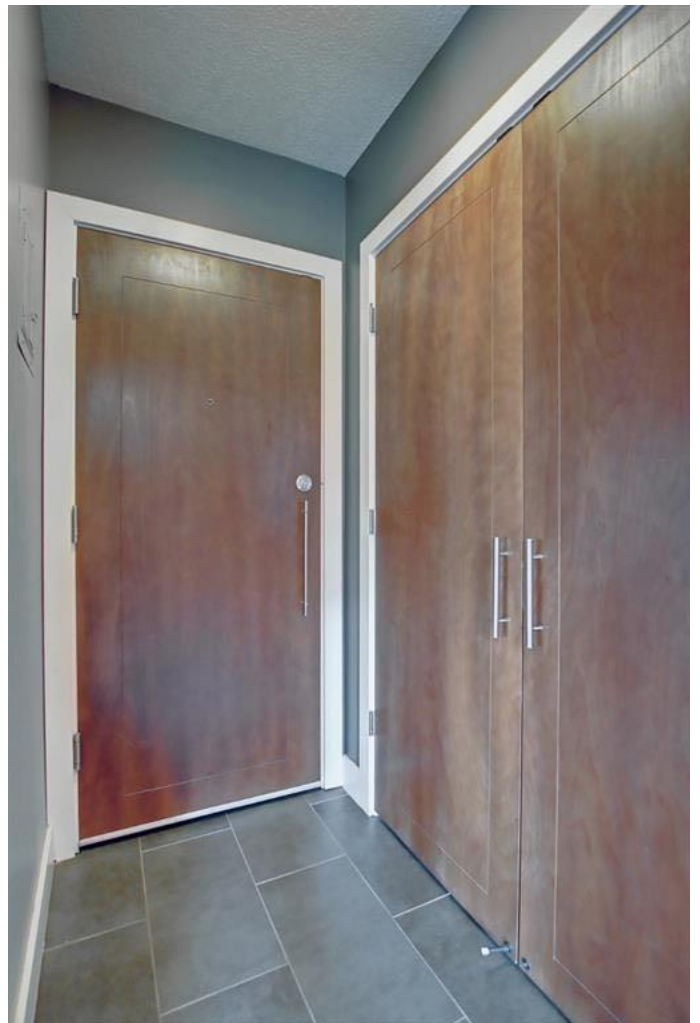
Lower Mount Royal, Calgary, Alberta

Welcome to this stylish and thoughtfully designed, top-floor 1-bedroom, 1-bathroom condo in the heart of Lower Mount Royal offers unbeatable location and charm just steps from 17th Avenue. Featuring custom woodwork throughout, including built-in bookshelves and a unique revolving media center that allows for a 60" TV viewable from both the living room and bedroom, this open-concept suite is filled with character and function. The bright west-facing layout includes oversized patio doors leading to a large balcony—perfect for entertaining with great views, sunshine, and space for a BBQ and patio set. The kitchen boasts a granite breakfast bar, ample cabinetry, a built-in wine rack, and tile flooring, while in-suite laundry adds everyday convenience. With assigned parking, extra storage, and stunning curb appeal in a well-maintained building, this condo is ideal for first-time buyers, professionals, or investors looking to enjoy one of Calgary's most desirable inner-city neighborhoods.

Built in 1967

## Essential Information

|           |           |
|-----------|-----------|
| MLS® #    | A2266440  |
| Price     | \$214,900 |
| Bedrooms  | 1         |
| Bathrooms | 1.00      |



|                |                   |
|----------------|-------------------|
| Full Baths     | 1                 |
| Square Footage | 573               |
| Acres          | 0.00              |
| Year Built     | 1967              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 401, 1730 7 Street Sw |
| Subdivision | Lower Mount Royal     |
| City        | Calgary               |
| County      | Calgary               |
| Province    | Alberta               |
| Postal Code | T2T 2W6               |

### Amenities

|                |                          |
|----------------|--------------------------|
| Amenities      | Parking                  |
| Parking Spaces | 1                        |
| Parking        | Assigned, Parkade, Stall |

### Interior

|                   |                                                                    |
|-------------------|--------------------------------------------------------------------|
| Interior Features | Bookcases, Built-in Features                                       |
| Appliances        | Dishwasher, Dryer, Electric Stove, Microwave, Refrigerator, Washer |
| Heating           | Baseboard, Natural Gas                                             |
| Cooling           | None                                                               |
| # of Stories      | 4                                                                  |

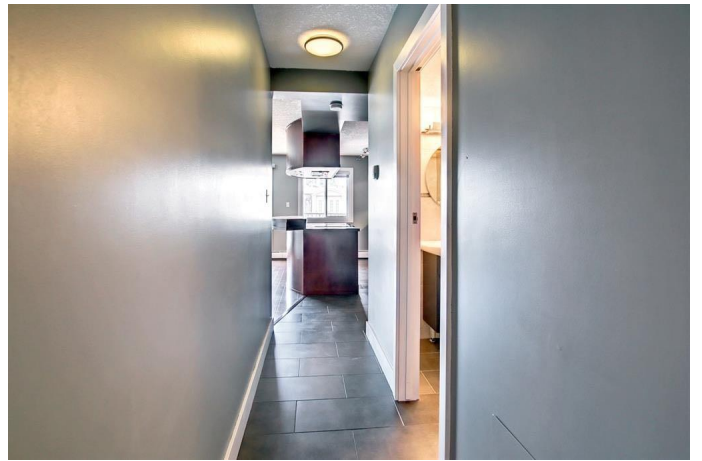
### Exterior

|                   |                         |
|-------------------|-------------------------|
| Exterior Features | None                    |
| Roof              | Tar/Gravel              |
| Construction      | Brick, Concrete, Stucco |

### Additional Information

|                |                    |
|----------------|--------------------|
| Date Listed    | October 25th, 2025 |
| Days on Market | 3                  |
| Zoning         | M-C2               |

### Listing Details



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.