

# \$205,000 - 103, 231 64 Avenue Nw, Calgary

MLS® #A2266701

**\$205,000**

2 Bedroom, 1.00 Bathroom, 793 sqft

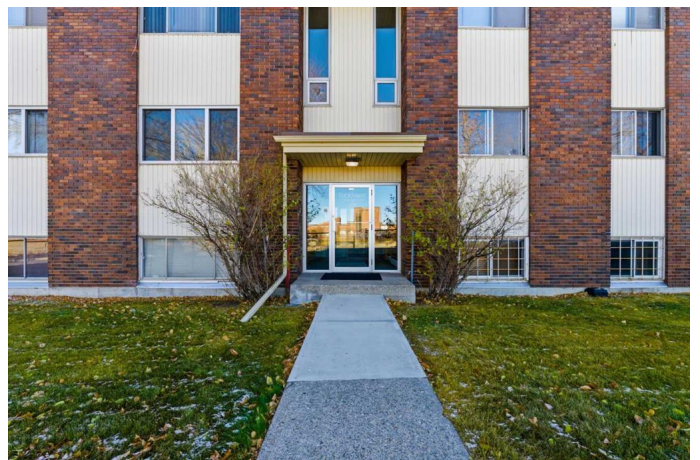
Residential on 0.00 Acres

Thornccliffe, Calgary, Alberta

Welcome to your new home! This bright and inviting 2-bedroom, 1-bathroom condo offers the ideal blend of comfort, style and convenience, perfect for first-time buyers, young professionals or savvy investors. The open-concept living/dining area is flooded with natural light and seamlessly flows into the modern kitchen. Two well-sized bedrooms provide flexibility for a guest room, home office or shared living situation. The full bathroom has been thoughtfully updated. And a large storage room adds convenience. Enjoy the ease of condo living with super lower condo fee covers essential amenities including Heat, Water/Sewer, Reserve Fund, Management Services, and upkeep of the common areas. Ideal for those who value time and simplicity. Located in the heart of established Thornccliffe, you'll be just steps from highly rated educational institutions such as John G. Diefenbaker High School, St. Helena School and Huntington Hills School. In addition, you'll find convenient access to nearby shopping options and seamless Public Transit connectivity.

Whether you're looking to move in and enjoy or purchase a turnkey investment, this unit offers strong value in today's market. Don't miss the chance to make this your new home sweet home! Unit is below grade.

Built in 1969



## Essential Information

|                |                   |
|----------------|-------------------|
| MLS® #         | A2266701          |
| Price          | \$205,000         |
| Bedrooms       | 2                 |
| Bathrooms      | 1.00              |
| Full Baths     | 1                 |
| Square Footage | 793               |
| Acres          | 0.00              |
| Year Built     | 1969              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |

## Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 103, 231 64 Avenue Nw |
| Subdivision | Thorncliffe           |
| City        | Calgary               |
| County      | Calgary               |
| Province    | Alberta               |
| Postal Code | T2K 0M1               |

## Amenities

|                |                                               |
|----------------|-----------------------------------------------|
| Amenities      | Coin Laundry, Parking, Trash, Visitor Parking |
| Parking Spaces | 1                                             |
| Parking        | Assigned, Plug-In, Stall                      |

## Interior

|                   |                                                 |
|-------------------|-------------------------------------------------|
| Interior Features | No Animal Home, No Smoking Home, Open Floorplan |
| Appliances        | Electric Stove, Range Hood                      |
| Heating           | Baseboard, Hot Water                            |
| Cooling           | None                                            |
| # of Stories      | 4                                               |

## Exterior

|                   |                                          |
|-------------------|------------------------------------------|
| Exterior Features | Lighting, Private Entrance, Private Yard |
| Construction      | Brick, Concrete, Wood Frame              |

## Additional Information

|                |                    |
|----------------|--------------------|
| Date Listed    | November 4th, 2025 |
| Days on Market | 1                  |
| Zoning         | M-C1               |

**Listing Details**

|                |                         |
|----------------|-------------------------|
| Listing Office | Century 21 Bravo 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.