

# \$429,900 - 6e, 133 25 Avenue Sw, Calgary

MLS® #A2194723

**\$429,900**

2 Bedroom, 2.00 Bathroom, 1,034 sqft

Residential on 0.00 Acres

Mission, Calgary, Alberta

Prime Location, Stylish & Spacious Condo in Mission. Nestled in the highly sought-after Hampton Courts, this beautifully renovated two-bedroom, two-bathroom condo offers the perfect blend of modern upgrades and urban convenience.

From the moment you step inside, you'll be impressed by the open-concept gourmet kitchen, with sleek stainless steel appliances, granite countertops, and ample storage. Rich hardwood flooring extends throughout the unit, adding warmth and elegance. The generously sized primary bedroom features a walk-through closet leading to a stylishly updated ensuite with a luxurious soaker tub. A second bedroom, along with another full bathroom featuring granite countertops, provides flexibility for guests, as well as a home office or additional living space. Additional conveniences include in-suite laundry with a stacked washer and dryer, as well as a large south-facing balcony—perfect for enjoying the sunshine. The building offers a social room on the main floor and includes one underground parking stall. Ideally located just steps from 4th Street's vibrant restaurants, scenic river pathways, and 17th Avenue's nightlife. this condo is the perfect place to call home.

Built in 1976

## Essential Information



|                |             |
|----------------|-------------|
| MLS® #         | A2194723    |
| Price          | \$429,900   |
| Bedrooms       | 2           |
| Bathrooms      | 2.00        |
| Full Baths     | 2           |
| Square Footage | 1,034       |
| Acres          | 0.00        |
| Year Built     | 1976        |
| Type           | Residential |
| Sub-Type       | Apartment   |
| Style          | Apartment   |
| Status         | Active      |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 6e, 133 25 Avenue Sw |
| Subdivision | Mission              |
| City        | Calgary              |
| County      | Calgary              |
| Province    | Alberta              |
| Postal Code | T2S 0K8              |

### Amenities

|                |                                                                      |
|----------------|----------------------------------------------------------------------|
| Amenities      | Parking, Picnic Area, Recreation Room, Snow Removal, Visitor Parking |
| Parking Spaces | 1                                                                    |
| Parking        | Parkade, Underground                                                 |

### Interior

|                   |                                                                                                                  |
|-------------------|------------------------------------------------------------------------------------------------------------------|
| Interior Features | Breakfast Bar, Closet Organizers, Granite Counters, No Animal Home, No Smoking Home                              |
| Appliances        | Dishwasher, Electric Range, Microwave, Refrigerator, Wall/Window Air Conditioner, Washer/Dryer, Window Coverings |
| Heating           | Boiler                                                                                                           |
| Cooling           | Wall Unit(s)                                                                                                     |
| # of Stories      | 9                                                                                                                |

### Exterior

|                   |                 |
|-------------------|-----------------|
| Exterior Features | None            |
| Construction      | Brick, Concrete |

### Additional Information

|                |                     |
|----------------|---------------------|
| Date Listed    | February 18th, 2025 |
| Days on Market | 122                 |
| Zoning         | M-H2                |

## **Listing Details**

|                |                                   |
|----------------|-----------------------------------|
| Listing Office | Paramount Real Estate Corporation |
|----------------|-----------------------------------|

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.