

# \$539,900 - 401, 60 24 Avenue Sw, Calgary

MLS® #A2251865

**\$539,900**

2 Bedroom, 2.00 Bathroom, 1,365 sqft

Residential on 0.00 Acres

Erlton, Calgary, Alberta

This bright & spacious 2 bedroom, 2 full bath condo in lovely River Grande Estates has an optimal layout with bedrooms on opposite sides of the condo for privacy. The open, airy plan presents laminate flooring & high ceilings accented with elegant crown moulding, showcasing the kitchen thatâ€™s tastefully finished with granite counter tops, eating bar, crisp white cabinets & stainless steel appliances. A dining area with ample space to host family & friends plus living room with corner feature fireplace are perfect for entertaining. The generously sized primary bedroom boasts a walk-in closet & private 5 piece ensuite with dual sinks, relaxing corner soaker tub & separate shower. The second bedroom also with a walk-in closet & direct access to a 3 piece bath are ideal for guests. Other notable features include convenient in-suite laundry, in-floor heating, private south facing balcony, one titled underground parking stall & an assigned storage locker. Building amenities include a car wash, recreation room with pool table & party room with kitchen facilities. Located steps from Elbow River pathways & close to Stampede Park, MNP Community & Sport Centre, vibrant 4th Street shopping, restaurants & cafes, public transit & walking distance to downtown.

Built in 2000

## Essential Information



MLS® #	A2251865
Price	\$539,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,365
Acres	0.00
Year Built	2000
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### Community Information

Address	401, 60 24 Avenue Sw
Subdivision	Erlton
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2S 3C9

### Amenities

Amenities	Car Wash, Elevator(s), Recreation Room, Secured Parking, Snow Removal, Storage, Trash, Visitor Parking
Parking Spaces	1
Parking	Heated Garage, Parkade, Secured, Stall, Titled, Underground

### Interior

Interior Features	Breakfast Bar, Ceiling Fan(s), Closet Organizers, Crown Molding, Double Vanity, French Door, Granite Counters, Open Floorplan, Recessed Lighting, Soaking Tub, Walk-In Closet(s), Track Lighting
Appliances	Built-In Oven, Dishwasher, Dryer, Electric Cooktop, Microwave Hood Fan, Refrigerator, Washer
Heating	In Floor
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
# of Stories	5

**Exterior**

Exterior Features	Balcony
Construction	Brick, Stucco, Wood Frame

**Additional Information**

Date Listed	August 28th, 2025
Days on Market	1
Zoning	M-C2 d219

**Listing Details**

Listing Office	RE/MAX First
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