# \$319,900 - 1206, 2518 Fish Creek Boulevard Sw, Calgary

MLS® #A2252109

### \$319,900

2 Bedroom, 2.00 Bathroom, 849 sqft Residential on 0.00 Acres

Evergreen, Calgary, Alberta

Imagine living just steps from the endless pathways and natural beauty of Fish Creek Park! This is a fantastic opportunity to own a 2 bedroom, 2 bathroom condo in one of Calgary's most sought after locations. Inside, you'II enjoy a bright, open concept layout designed for both comfort and functionality. The spacious dining area flows seamlessly into the kitchen and living room, where sliding glass doors open to a generous balconyâ€"perfect for morning coffee or evening relaxation. Modern laminate flooring throughout adds warmth and style. The primary suite features a walk through closet leading to a private 4 piece ensuite, while a second well sized bedroom and full bathroom provide flexibility for guests, family, or a home office. An in suite laundry room adds everyday convenience. With quick access to Stoney Trail, commuting around Calgary is effortless. Costco and the Costco Gas Station are just minutes away, and you'II also love being close to transit, shopping, schools, and all essential amenities. This home truly combines location, lifestyle, and valueâ€"don't miss your chance to make it yours!

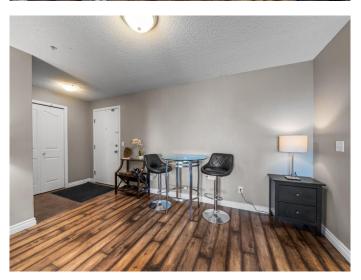


#### **Essential Information**

MLS® # A2252109 Price \$319,900







Bedrooms 2

Bathrooms 2.00

Full Baths 2

Square Footage 849

Acres 0.00

Year Built 2004

Type Residential Sub-Type Apartment

Style Single Level Unit

Status Active

## **Community Information**

Address 1206, 2518 Fish Creek Boulevard Sw

Subdivision Evergreen

City Calgary

County Calgary

Province Alberta

Postal Code T2Y 4T6

#### **Amenities**

Amenities Elevator(s), Parking, Snow Removal, Visitor Parking

Parking Spaces 1

Parking Stall

#### Interior

Interior Features Breakfast Bar, Open Floorplan

Appliances Dishwasher, Refrigerator, Stove(s), Washer/Dryer Stacked, Window

Coverings

Heating Baseboard, Natural Gas

Cooling None

# of Stories 4

#### **Exterior**

Exterior Features Balcony

Construction Wood Frame

#### **Additional Information**

Date Listed August 27th, 2025

Days on Market 3

Zoning M-1 d75

# **Listing Details**

Listing Office RE/MAX iRealty Innovations

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