

# \$264,800 - 102, 110 20 Avenue Ne, Calgary

MLS® #A2242724

## \$264,800

2 Bedroom, 1.00 Bathroom, 790 sqft

Residential on 0.00 Acres

Tuxedo Park, Calgary, Alberta

Spacious 2 BR apartment corner unit in trendy Tuxedo Park location just off centre street. Raised ground level, quiet North facing unit, with concrete floor in quiet and secluded setting with new floor (2023) and wrap around balcony (2023), railings and sidings. Bedrooms overlooking treed and secluded adjacent private yard. Bonus storage room with in-suite washing machine and one underground parking stall (#3). Spacious master bedroom with a cheater 4Pc ensuite/common bathroom. Condo fee includes heating, water, insurance, and maintenance. Recent upgrades to the building include new roof(2009) vinyl windows (2015), and boiler (2019). Enjoy City's life to the fullest, close to many restaurants, cafes, grocery stores, and public transit. Close proximity to Downtown, SAIT, U of C, trans-Canada highway, airport route. Perfect for buyers or investors. Selling realtor related to sellers.

Built in 1982

## Essential Information

MLS® #	A2242724
Price	\$264,800
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	790



Acres	0.00
Year Built	1982
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### Community Information

Address	102, 110 20 Avenue Ne
Subdivision	Tuxedo Park
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2E1P7

### Amenities

Amenities	Secured Parking, Snow Removal, Trash, Visitor Parking, Laundry
Parking Spaces	1
Parking	Assigned, Garage Door Opener, Parkade
# of Garages	1

### Interior

Interior Features	Laminate Counters, No Animal Home, No Smoking Home
Appliances	Dishwasher, Electric Stove, Refrigerator, Washer
Heating	Baseboard, Natural Gas
Cooling	None
# of Stories	3
Basement	None

### Exterior

Exterior Features	Balcony, Lighting
Roof	Asphalt Shingle
Construction	Brick, Composite Siding, Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	July 25th, 2025
Days on Market	5
Zoning	SR

## Listing Details

Listing Office

Troy Real Estate Ltd



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