

# \$314,900 - 1212, 2518 Fish Creek Boulevard Sw, Calgary

MLS® #A2264189

**\$314,900**

2 Bedroom, 1.00 Bathroom, 824 sqft

Residential on 0.00 Acres

Evergreen, Calgary, Alberta

TURNKEY CONDO FEES - including everything! CUSTOM RENOVATION! NATURAL HARDWOOD FLOORING! UPDATED APPLIANCES! BIG WEST FACING BALCONY! UNBEATABLE LOCATION NEAR THE PARK! This home must be seen to be appreciated! Beautifully designed nearly 830 sq. ft. condo in the heart of Evergreen—just steps away from the serene landscapes of Fish Creek Park. With stunning year-round views this home offers the perfect blend of nature, comfort, and convenience. Inside, an open-concept layout creates a seamless flow between the kitchen, dining, and living areas—ideal for quiet nights in or hosting friends. This immaculate 2 bedroom condo features engineered hardwood throughout common areas and newer ceramic tile in the bathroom. Newer kitchen with quartz marble countertops and new high end appliances. Sunlight pours through large windows, creating a bright and inviting atmosphere with newer knockdown ceilings all over. Step out onto your private balcony for a peaceful morning coffee or an evening unwind with views that bring the outdoors in. The primary bedroom serves as a relaxing sanctuary and spacious second bedroom offer flexibility for guests, family, or a home office setup. An in-suite laundry room with generous storage enhances daily living. Set in the desirable Evergreen community, this home is surrounded by scenic pathways, parks, respected schools, and all the daily



amenities you need. Plus, with quick access to Stoney Trail, getting around the city is smooth and simple. Don't miss the chance to call Fish Creek Pointe home. A great place to call home! Pick your possession and move right in.

Built in 2004

### **Essential Information**

MLS® #	A2264189
Price	\$314,900
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	824
Acres	0.00
Year Built	2004
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### **Community Information**

Address	1212, 2518 Fish Creek Boulevard Sw
Subdivision	Evergreen
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Y 4T5

### **Amenities**

Amenities	Park, Playground, Snow Removal, Visitor Parking
Parking Spaces	1
Parking	Plug-In, Stall

### **Interior**

Interior Features	Bar, Breakfast Bar, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters
Appliances	Dishwasher, Dryer, Electric Range, Microwave Hood Fan, Refrigerator,

	Washer
Heating	Baseboard
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
# of Stories	3

## Exterior

Exterior Features	Balcony
Roof	Asphalt Shingle
Construction	Stucco, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	October 13th, 2025
Days on Market	2
Zoning	M-1 d75

## Listing Details

Listing Office	Grand Realty
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