

# \$324,900 - 305, 545 18 Avenue Sw, Calgary

MLS® #A2233420

**\$324,900**

2 Bedroom, 2.00 Bathroom, 912 sqft

Residential on 0.00 Acres

Cliff Bungalow, Calgary, Alberta

Welcome to Cambridge Square the highly sought-after inner-city community of Cliff Bungalow, SW Calgary! This rare, meticulously maintained, third floor unit, offers an exceptional lifestyle with every convenience at your fingertips! Enjoy 912 square feet of living space, complete with two spacious bedrooms, two full bathrooms, in-suite laundry, and a stunning renovation featuring fresh paint, newer laminate and vinyl plank flooring, black kitchen appliances, new laminate kitchen countertops, granite bathroom countertops, and newer washer and dryer. The north-facing exposure provides natural light, with a large covered balcony overlooking the quiet, beautiful, tree-lined front street. One underground parking stall (#8), and storage compartments in front of the parking stall, in the heated parkade, are included with this condo unit. Condo fees cover heat/water utilities. This is a rare opportunity to own a mint-condition property in a vibrant, amenity-rich community - just steps from the trendy Mission and 17th Avenue districts, and the Elbow River and pathway systems! Call todayâ€”this gem wonâ€™t last!



Built in 1982

## Essential Information

MLS® # A2233420

Price \$324,900

Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	912
Acres	0.00
Year Built	1982
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### Community Information

Address	305, 545 18 Avenue Sw
Subdivision	Cliff Bungalow
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2S 0C6

### Amenities

Amenities	Elevator(s), Other, Parking, Secured Parking, Snow Removal, Trash
Parking Spaces	1
Parking	Assigned, Heated Garage, Insulated, Parkade, Stall, Underground, Covered, Enclosed, Secured

### Interior

Interior Features	Open Floorplan, See Remarks, Separate Entrance, Storage, Vinyl Windows
Appliances	Dishwasher, Electric Oven, Electric Stove, Microwave, Range Hood, Refrigerator, Washer/Dryer Stacked, Window Coverings
Heating	Baseboard
Cooling	None
# of Stories	4

### Exterior

Exterior Features	Balcony
Construction	Wood Frame

### Additional Information

Date Listed	June 21st, 2025
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Days on Market	6
Zoning	M-C2

**Listing Details**

Listing Office	MaxWell Capital Realty
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