

\$429,900 - 2538 17 Avenue Sw, Calgary

MLS® #A2241339

\$429,900

2 Bedroom, 1.00 Bathroom, 1,028 sqft

Residential on 0.00 Acres

Shaganappi, Calgary, Alberta

"OPEN HOUSE SUNDAY 1:00-3:00" Welcome to this beautifully updated villa-style townhouse in the heart of Shaganappi, perfectly situated on a quiet, tree-lined street just steps from the LRT, tennis courts, and the vibrant community amenity centre and park. This charming home offers the ease of one-level living, ideal for adult living or those seeking accessible design features, with a convenient carport located just outside your front door.

Inside, youâ€™ll find a thoughtfully updated interior that blends timeless elegance with modern touches. The bright white kitchen features gold-toned hardware, a stunning tile backsplash, and ample cabinetry. Entertain with ease in the spacious dining area, which opens seamlessly to a generous living room â€” perfect for hosting friends or relaxing at home.

The relaxing primary bedroom boasts a walk-in closet with custom built-ins, while the central 4-piece bath includes a designer gold-framed mirror and sleek gold faucets. A second bedroom offers flexibility as a guest room or den, depending on your needs.

This low-maintenance, stylish home offers a rare blend of inner-city convenience, comfort, and charm â€” the perfect place to settle into a more relaxed lifestyle without sacrificing access to everything you love.



Built in 1995

Essential Information

MLS® #	A2241339
Price	\$429,900
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	1,028
Acres	0.00
Year Built	1995
Type	Residential
Sub-Type	Row/Townhouse
Style	Bungalow
Status	Active

Community Information

Address	2538 17 Avenue Sw
Subdivision	Shaganappi
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3E 7G9

Amenities

Amenities	Parking
Parking Spaces	1
Parking	Alley Access, Carport, Covered

Interior

Interior Features	Closet Organizers, Crown Molding, No Smoking Home, Storage, Walk-In Closet(s)
Appliances	Central Air Conditioner, Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air
Cooling	Central Air
# of Stories	1
Basement	None

Exterior

Exterior Features	Private Entrance, Awning(s)
Lot Description	Back Lane, Fruit Trees/Shrub(s), Landscaped, Low Maintenance Landscape, Treed, Underground Sprinklers
Roof	Asphalt
Construction	Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	July 18th, 2025
Days on Market	1
Zoning	MU-1 f3.0h16

Listing Details

Listing Office	Real Broker
----------------	-------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.