

# \$419,000 - 801, 9803 24 Street Sw, Calgary

MLS® #A2228170

**\$419,000**

3 Bedroom, 2.00 Bathroom, 1,286 sqft

Residential on 0.00 Acres

Oakridge, Calgary, Alberta

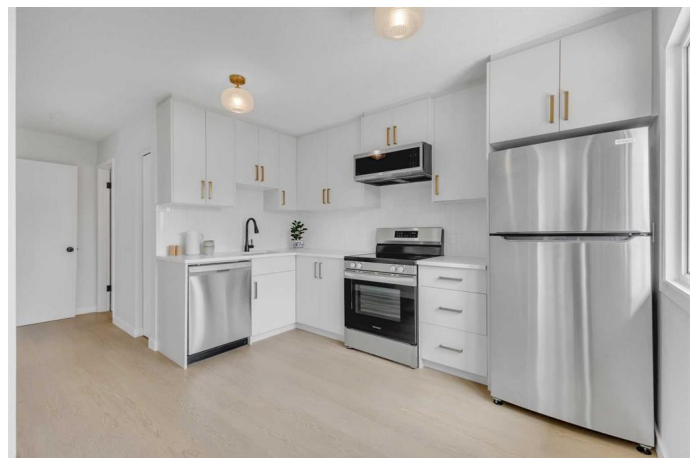
Step into this beautifully renovated 3-bedroom townhouse in the desirable Oakridge Gardens community! With \$70,000 in new upgrades, this home boasts modern vinyl plank flooring, fresh baseboards, a custom-designed kitchen, and elegantly updated bathrooms. Flooded with natural light, the heart of the home features a stylish kitchen equipped with brand-new appliances, quartz countertops, and a sleek vertical subway tile backsplash. A thoughtfully opened wall enhances the space, offering a seamless view into the bright and spacious dining and living area—ideal for keeping an eye on little ones while preparing meals. A tastefully remodeled half-bath completes the main level.

Upstairs, the generous 192 sq. ft. primary bedroom showcases two sets of windows and a large closet, providing ample space and brightness. Two additional well-sized bedrooms and a beautifully appointed 5-piece bathroom with double vanities complete the upper floor.

The partially finished basement offers versatility, with a recreational room perfect for a playroom, gym, or home theater, along with a utility area featuring a washer and dryer and abundant storage.

Outside, a private enclosed paved patio invites relaxation, with space for a small garden, outdoor furniture, and a barbecue—ideal for enjoying warm summer evenings.

Conveniently located within walking distance to South Glenmore Park, top-rated schools,



Southland Leisure Centre, and a variety of shopping and dining options, this home presents exceptional value in one of Calgary's sought-after neighborhoods. Don't miss out on this incredible opportunity!

Built in 1969

**Essential Information**

MLS® #	A2228170
Price	\$419,000
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,286
Acres	0.00
Year Built	1969
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

**Community Information**

Address	801, 9803 24 Street Sw
Subdivision	Oakridge
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2V1S5

**Amenities**

Amenities	Visitor Parking
Parking Spaces	1
Parking	Assigned, Stall

**Interior**

Interior Features	Ceiling Fan(s), Double Vanity, No Animal Home, Open Floorplan, Quartz
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	Counters, Vinyl Windows
Appliances	Dishwasher, Dryer, Electric Range, Microwave Hood Fan, Refrigerator, Washer
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Partially Finished, Partial

## Exterior

Exterior Features	Courtyard, Private Entrance, Private Yard
Lot Description	Front Yard, Low Maintenance Landscape, Private
Roof	Asphalt Shingle
Construction	Brick, Wood Frame, Wood Siding
Foundation	Poured Concrete

## Additional Information

Date Listed	June 5th, 2025
Days on Market	11
Zoning	M-CG d44

## Listing Details

Listing Office	CIR Realty
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