

# \$315,000 - 106, 545 18 Avenue Sw, Calgary

MLS® #A2243064

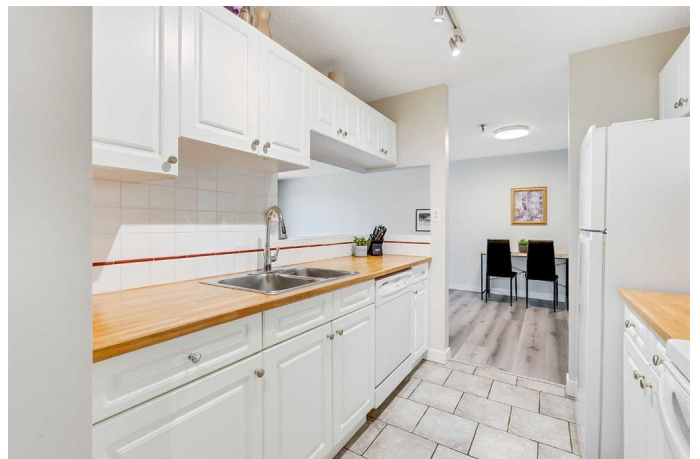
**\$315,000**

2 Bedroom, 1.00 Bathroom, 787 sqft

Residential on 0.00 Acres

Cliff Bungalow, Calgary, Alberta

Welcome to a beautifully UPDATED 2 bedroom main floor condo that offers your own PRIVATE ENTRANCE and green space right outside your unitâ€™ perfect for pet owners or anyone seeking seamless access to the outdoors. Nestled in the heart of Cliff Bungalow, one of Calgaryâ€™s most vibrant and walkable inner-city communities, this stylish unit combines comfort, functionality, and location. Step inside to discover NEW modern LUXURY VINYL PLANK flooring throughout paired with ceramic tile in the kitchen & bathroom for a clean and durable finish. The thoughtfully renovated bathroom features a MODERN VANITY and a cheater door to the primary bedroom, offering convenient ensuite access and a generous walk-in closet. The galley-style kitchen boasts pristine white cabinetry, solid wood butcher block countertops, and matching white appliances (newer), all designed with both style and durability in mind. The second bedroom includes a built-in wall unit, making it ideal as a home office or second bedroom. Enjoy the sunny SOUTH-FACING patio â€™ a perfect space to relax, garden, or entertain. Additional highlights include IN-SUITE LAUNDRY and a HEATED UNDERGROUND PARKING STALL. Newer stacked washer & dryer + professionally painted walls throughout. Located just steps from 17th Avenue, 4th Street, and an array of trendy cafes, restaurants, shops, and downtown amenities, this PET FRIENDLY building offers



unmatched convenience and lifestyle. Quick possession available â€”donâ€™t miss your opportunity to live in one of Calgaryâ€™s most desirable urban neighbourhoods.

Built in 1982

### Essential Information

MLS® #	A2243064
Price	\$315,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	787
Acres	0.00
Year Built	1982
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### Community Information

Address	106, 545 18 Avenue Sw
Subdivision	Cliff Bungalow
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2S0C6

### Amenities

Amenities	Elevator(s), Parking, Secured Parking
Parking Spaces	1
Parking	Assigned, Heated Garage, Secured, Underground, Enclosed, Parkade

### Interior

Interior Features	Bookcases, Built-in Features, Storage, Walk-In Closet(s), Separate Entrance
Appliances	Dishwasher, Electric Stove, Range Hood, Washer/Dryer Stacked
Heating	Baseboard

Cooling	None
# of Stories	4

## Exterior

Exterior Features	Courtyard, Private Entrance
Construction	Brick, Vinyl Siding, Wood Frame

## Additional Information

Date Listed	July 25th, 2025
Days on Market	1
Zoning	M-C2

## Listing Details

Listing Office	RE/MAX First
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