

# \$345,000 - 105, 230 21 Avenue Sw, Calgary

MLS® #A2269223

**\$345,000**

2 Bedroom, 1.00 Bathroom, 961 sqft

Residential on 0.00 Acres

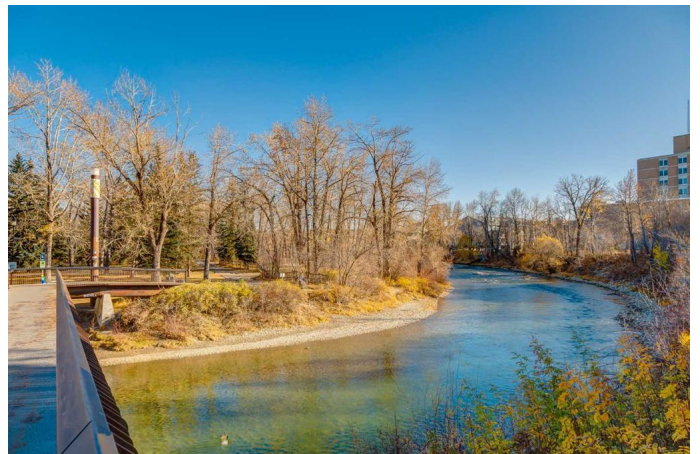
Mission, Calgary, Alberta

**\*\*VIDEO WALKTHROUGH OF THE HOME WITHIN THE MULTIMEDIA LINK\*\*** Welcome to your new home in one of Calgary's most desirable neighborhoods - Mission. Nestled on a quiet, tree-lined street directly next to the Elbow River, Lindsay Park, and the MNP Community & Sport Centre, this condo offers the perfect blend of tranquility and urban convenience.

This spacious 2-bedroom, 1-bathroom residence boasts over 900 sq. ft. of thoughtfully designed living space. The large kitchen features a new stove, ample cabinetry, and a generous pantry for extra storage. The primary bedroom offers plenty of room to unwind, while the second bedroom, complete with built-in shelving, is ideal for a home office or guest space.

Enjoy the warmth and character of original hardwood floors that flow seamlessly throughout, leading to a welcoming living room with a cozy gas fireplace and built-in bookshelf - perfect for relaxing evenings at home.

Step outside to the beautifully landscaped courtyard overlooking the river, where you can soak up the sunshine on peaceful summer afternoons. This well-managed building features low condo fees and a strong reserve fund, offering peace of mind for years to come.



Located in a never-flooded building (even during the 2013 flood), this home offers both security and serenity – all within walking distance of Mission’s vibrant shops, cafés, and restaurants.

Don’t miss your chance to own in this exceptional location. Book your private showing today!

Built in 1959

**Essential Information**

|                |                   |
|----------------|-------------------|
| MLS® #         | A2269223          |
| Price          | \$345,000         |
| Bedrooms       | 2                 |
| Bathrooms      | 1.00              |
| Full Baths     | 1                 |
| Square Footage | 961               |
| Acres          | 0.00              |
| Year Built     | 1959              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |

**Community Information**

|             |                       |
|-------------|-----------------------|
| Address     | 105, 230 21 Avenue Sw |
| Subdivision | Mission               |
| City        | Calgary               |
| County      | Calgary               |
| Province    | Alberta               |
| Postal Code | T2S 0G6               |

**Amenities**

|                |                           |
|----------------|---------------------------|
| Amenities      | None                      |
| Parking Spaces | 1                         |
| Parking        | Assigned, Stall           |
| Waterfront     | River Access, River Front |

## Interior

|                   |                                                                             |
|-------------------|-----------------------------------------------------------------------------|
| Interior Features | Bookcases, Kitchen Island, No Animal Home, No Smoking Home, Pantry, Storage |
| Appliances        | Dishwasher, Electric Stove, Refrigerator, Washer/Dryer, Window Coverings    |
| Heating           | Baseboard                                                                   |
| Cooling           | None                                                                        |
| Fireplace         | Yes                                                                         |
| # of Fireplaces   | 1                                                                           |
| Fireplaces        | Family Room, Gas                                                            |
| # of Stories      | 3                                                                           |

## Exterior

|                   |                          |
|-------------------|--------------------------|
| Exterior Features | Courtyard                |
| Construction      | Brick, Concrete, Unknown |

## Additional Information

|             |                    |
|-------------|--------------------|
| Date Listed | November 7th, 2025 |
| Zoning      | DC (pre 1P2007)    |

## Listing Details

|                |                         |
|----------------|-------------------------|
| Listing Office | Grassroots Realty Group |
|----------------|-------------------------|

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