

# \$300,000 - 4101, 1317 27 Street Se, Calgary

MLS® #A2239787

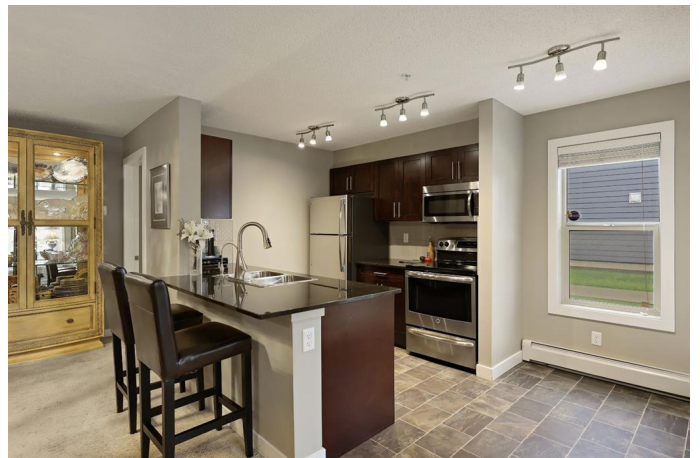
**\$300,000**

2 Bedroom, 2.00 Bathroom, 869 sqft

Residential on 0.00 Acres

Albert Park/Radisson Heights, Calgary, Alberta

Welcome to Albert Park Station - where comfort meets convenience in this bright and beautifully positioned corner unit. Nestled on the quiet south end of the building, this thoughtfully laid-out home offers a sense of space, privacy, and light that's hard to find at this price point. As you step inside, you're welcomed by a generous foyer with enough room for a small office or reading nook—setting the tone for a home that values both function and flow. The kitchen is finished with timeless granite counters and stainless steel appliances, with a raised breakfast bar that opens into a spacious dining and living area - perfect for everything from quiet mornings to entertaining friends. But what truly sets this home apart is the large, sun-soaked patio - tucked into the corner for added privacy, yet open enough to soak in that golden southern light. Whether you're sipping coffee in the morning or enjoying a glass of wine in the evening, this is your outdoor sanctuary. The two bedrooms are thoughtfully separated for added privacy, with the primary suite featuring a walk-in closet and private ensuite. The second bedroom is equally bright, ideal for guests or a roommate. Additional features include in-suite laundry, titled heated underground parking, and a secure building with fob access and cameras for peace of mind. The common areas are currently undergoing a transformation—so you will be proud to welcome guests into a stylish, contemporary building. Pet-friendly (up



to 15kg), close to transit, parks, shops, and only a 7-minute commute to downtownâ€”this home offers incredible value in one of Calgaryâ€™s most accessible locations. This isnâ€™t just another condo. Itâ€™s the space you been waiting for.

Built in 2015

### Essential Information

MLS® #	A2239787
Price	\$300,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	869
Acres	0.00
Year Built	2015
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### Community Information

Address	4101, 1317 27 Street Se
Subdivision	Albert Park/Radisson Heights
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2A 4Y5

### Amenities

Amenities	Elevator(s), Trash, Visitor Parking, Parking
Parking Spaces	1
Parking	Underground, Parkade

### Interior

Interior Features	Breakfast Bar, Ceiling Fan(s), Granite Counters, Kitchen Island, No Smoking Home, Separate Entrance, Storage, Vinyl Windows
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Appliances	Dishwasher, Dryer, Electric Range, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Baseboard
Cooling	None
# of Stories	4

## Exterior

Exterior Features	Private Entrance
Construction	Stone, Vinyl Siding, Wood Frame

## Additional Information

Date Listed	July 15th, 2025
Days on Market	9
Zoning	M-C1

## Listing Details

Listing Office	eXp Realty
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