

# \$199,900 - 103, 1626 14 Avenue Sw, Calgary

MLS® #A2266800

**\$199,900**

1 Bedroom, 1.00 Bathroom, 600 sqft

Residential on 0.00 Acres

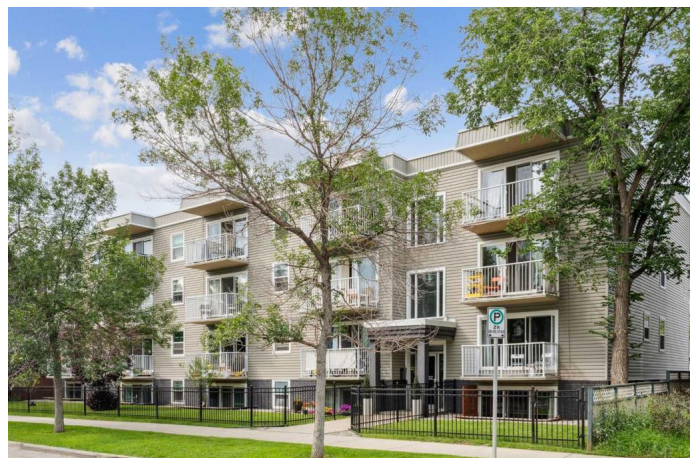
Sunalta, Calgary, Alberta

Experience this beautifully maintained, upgraded one-bedroom condo nestled on a quiet, tree-lined Sunalta street. Bright, open floor plan that maximizes natural light, a generous living area that accommodates all your furnishings, and a well-appointed kitchen ideal for entertaining. Step through the large patio door to a tranquil outdoor space, with the added convenience of an on-site parking spot.

The spacious bedroom offers ample storage, while a dedicated washer/dryer hookup provides flexibility, with additional in-building laundry options for ultimate convenience. The unit has been meticulously cared for, featuring vinyl plank floors and fresh paint throughout. Pet-friendly living (board approval) adds to the appeal.

Condo fees cover heat, water, parking, reserve fund contributions, professional management, and landscaping/snow removal, delivering exceptional value for an exceptional property. Prime location puts you just steps from tennis courts, the vibrant 17th Avenue corridor with shops, cafes, and entertainment, and nearby parks and gardens. Excellent transit accessâ€”including a short walk to the LRTâ€”ensures effortless downtown connections.

This property offers the perfect blend of downtown convenience and a peaceful, residential ambiance, making it ideal for



first-time buyers, downsizers, or investors seeking a smart, low-maintenance urban lifestyle. Schedule your private showing today and experience Sunalta living at its best.

Built in 1968

**Essential Information**

|                |                   |
|----------------|-------------------|
| MLS® #         | A2266800          |
| Price          | \$199,900         |
| Bedrooms       | 1                 |
| Bathrooms      | 1.00              |
| Full Baths     | 1                 |
| Square Footage | 600               |
| Acres          | 0.00              |
| Year Built     | 1968              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |

**Community Information**

|             |                        |
|-------------|------------------------|
| Address     | 103, 1626 14 Avenue Sw |
| Community   | Sunalta                |
| Condo       | Hardwood Green         |
| City        | Calgary                |
| County      | Calgary                |
| Province    | Alberta                |
| Postal Code | T3C0W5                 |

**Amenities**

|                |                                                    |
|----------------|----------------------------------------------------|
| Amenities      | Coin Laundry                                       |
| Parking Spaces | 1                                                  |
| Parking        | Alley Access, Assigned, Off Street, Plug-In, Stall |

**Interior**

|                   |                                                                      |
|-------------------|----------------------------------------------------------------------|
| Interior Features | Closet Organizers, Laminate Counters, No Smoking Home, Vinyl Windows |
| Appliances        | Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Window |

|              |                                   |
|--------------|-----------------------------------|
|              | Coverings                         |
| Heating      | Baseboard, Hot Water, Natural Gas |
| Cooling      | None                              |
| # of Stories | 4                                 |

### Exterior

|                   |                        |
|-------------------|------------------------|
| Exterior Features | Balcony                |
| Roof              | Tar/Gravel             |
| Construction      | Concrete, Vinyl Siding |
| Foundation        | Poured Concrete        |

### Additional Information

|                |                    |
|----------------|--------------------|
| Date Listed    | October 24th, 2025 |
| Days on Market | 1                  |
| Zoning         | M-C2               |

### Listing Details

|                |            |
|----------------|------------|
| Listing Office | CIR Realty |
|----------------|------------|

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