

# \$299,900 - 202, 4944 8 Avenue Sw, Calgary

MLS® #A2261430

**\$299,900**

2 Bedroom, 2.00 Bathroom, 1,131 sqft

Residential on 0.00 Acres

Westgate, Calgary, Alberta

Welcome to this well-kept 2 bedroom, 2 bathroom condo in the established community of Westgate. Set on the second floor, this 1,131 sq ft home feels open and bright, with recent updates that include new stainless steel appliances, sinks, and taps. The kitchen connects easily to the dining and living area, where a gas fireplace adds warmth and floor-to-ceiling south-facing windows fill the space with natural light. An enclosed southwest-facing sunroom extends the living area for year-round use. The primary bedroom offers double closets and a private 4-piece ensuite, while the second bedroom provides plenty of space for family or guests. An oversized laundry room with extra storage, heated underground parking, and a personal storage room in the parkade add everyday convenience. The building is well cared for, with a community courtyard, garden space, BBQ area, and a main floor recreation room. With long-term owners, very few rentals, and a quiet location just minutes from downtown, this is a rare chance to own this one of a kind home in Westgate. Call for your viewing today!

Built in 1992



## Essential Information

MLS® #	A2261430
Price	\$299,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,131
Acres	0.00
Year Built	1992
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

## Community Information

Address	202, 4944 8 Avenue Sw
Community	Westgate
Condo	Westgate On 8th
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3C 0H4

## Amenities

Amenities	Elevator(s), Party Room, Recreation Room, Secured Parking, Snow Removal, Visitor Parking, Community Gardens
Parking Spaces	1
Parking	Assigned, Heated Garage, Secured, Underground, Enclosed
# of Garages	1

## Interior

Interior Features	Breakfast Bar, Ceiling Fan(s), No Smoking Home, Walk-In Closet(s)
Appliances	Dishwasher, Electric Stove, Range Hood, Refrigerator, Washer/Dryer, Window Coverings
Heating	In Floor, Natural Gas, Boiler
Cooling	Other
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room

# of Stories                3

## **Exterior**

Exterior Features    Garden, Storage, Courtyard, Gas Grill

Roof                      Asphalt Shingle

Construction        Stucco, Wood Frame

## **Additional Information**

Date Listed            October 3rd, 2025

Days on Market      10

Zoning                 M-C1 d102

## **Listing Details**

Listing Office         RE/MAX Complete Realty

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