

# \$389,000 - 4d, 133 25 Avenue Sw, Calgary

MLS® #A2214446

**\$389,000**

2 Bedroom, 2.00 Bathroom, 1,217 sqft

Residential on 0.00 Acres

Mission, Calgary, Alberta

Welcome to downtown living at its finest in this beautiful executive building at the Hamptons Court. This original unit has been meticulously maintained and ready for its new owners. This 2 bedroom, 2 bathroom unit has 2 balconies with loads of natural sunlight. Enjoy the ensuite laundry and underground assigned parking with lots of visitor parking for your guests. You also have the option to add a storage unit at the back of the parking spot for even more convenience. This building has a beautiful front entrance and additional entertainment/social room for residents to use for bigger functions. Enjoy this amazing location close to the Elbow River pathways, 4th Street shops and restaurants, Erlton LRT station, and Stampede Park. The building has seen recent upgrades, including new windows, an updated elevator, and enhanced security systems, backed by a well-maintained reserve fund for long-term stability. This is a great opportunity to own in a wonderful unit in the heart of downtown for a great price. Book your showing today and get into the second largest unit in the complex!



Built in 1976

## Essential Information

MLS® #                      A2214446

Price                        \$389,000

Bedrooms                2

Bathrooms	2.00
Full Baths	2
Square Footage	1,217
Acres	0.00
Year Built	1976
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### **Community Information**

Address	4d, 133 25 Avenue Sw
Subdivision	Mission
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2S 0K8

### **Amenities**

Amenities	Elevator(s), Parking, Party Room, Secured Parking, Visitor Parking
Parking Spaces	1
Parking	Parkade

### **Interior**

Interior Features	No Animal Home, No Smoking Home
Appliances	Dishwasher, Dryer, Refrigerator, Stove(s), Washer, Window Coverings
Heating	Hot Water
Cooling	None
# of Stories	9

### **Exterior**

Exterior Features	Balcony
Construction	Brick, Concrete

### **Additional Information**

Date Listed	April 24th, 2025
Days on Market	4
Zoning	M-H2

### **Listing Details**

Listing Office

RE/MAX Landan Real Estate

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