

# \$247,900 - 443, 1435 7 Avenue Nw, Calgary

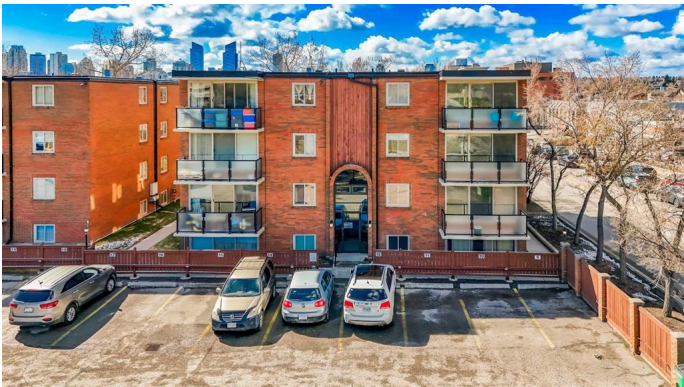
MLS® #A2215049

## \$247,900

1 Bedroom, 1.00 Bathroom, 632 sqft  
Residential on 0.00 Acres

Hillhurst, Calgary, Alberta

Affordability with a great location and a fantastic view! Welcome to #443, 1435 7th ave NW. This top floor unit is the perfect 1 bedroom, 1 bathroom property with a million dollar view! Imagine a lifestyle of convenience and vibrancy in this well-managed complex. Ideally positioned with easy access to the trendy boutiques and eateries of Kensington & Hillhurst, this home is also a short walk to the Southern Alberta Institute of Technology (SAIT) and the Alberta College of Arts and Design (ACAD). This unit boasts a good sized balcony to enjoy the incredible view and doubles as a great place to unwind. In addition, the fridge, dishwasher and stove were replaced in 2024. Whether you're looking for your perfect home or a smart investment, this property offers the best of both worlds. Don't miss out â€” book your private showing today! Please provide 24 hours notice for Tenant.



Built in 1970

## Essential Information

MLS® #	A2215049
Price	\$247,900
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	632
Acres	0.00

Year Built	1970
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### Community Information

Address	443, 1435 7 Avenue Nw
Subdivision	Hillhurst
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2N0Z3

### Amenities

Amenities	Laundry, Parking
Parking Spaces	1
Parking	Assigned, Stall

### Interior

Interior Features	Laminate Counters, No Animal Home
Appliances	Dishwasher, Electric Stove, Refrigerator
Heating	Radiant
Cooling	None
# of Stories	4

### Exterior

Exterior Features	Balcony
Construction	Brick, Mixed

### Additional Information

Date Listed	April 25th, 2025
Days on Market	1
Zoning	M-C2

### Listing Details

Listing Office	2% Realty
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